

COMM NE COR OF NW1/4 OF NW1/4, R
E R/W WALDRON ST, S 8 DEG W LONG
POB, CONT S 8 DEG W 75 FT, E 210

DBM PROPERTY LLC
293 NW WEBSTER AVE
LAKE CITY, FL 32055

2026

33-3S-17-06452-001



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	17	MSNRY STUC 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	08	SHT VINYL 50			
Interior Floo	14	CARPET 50			
Air Condition	02	WINDOW 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		2 100			
Frame	01	NONE 100			
Stories	1.	1. 100			
Architectual	05	CONV 100			
Units		0 100			
Condition Adj	03	03 100			
Kitchen Adjus	01	01 100			
Quality			03	03	
DOR CODE			0100	SINGLE FAMILY	
MAP NUM		MKT AREA		07	
NEIGHBORHOOD/LOC			33317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	312	100		312	18,680
BAS	1,040	100		1,040	62,268
FOP	56	30		17	1,018
TOTALS	1,408			1,369	81,966

293 NE WEBSTER AVE, LAKE CITY

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,369	97.2000	108.86	149,029	1980	1980	10	0	0	35.00	55.00
1 SINGLE FAM 0% - 2022 Heated Area: 1352 HX Base Yr												
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1		2
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 2				Tax Dist:			
BUILDING MARKET VALUE				81,966			
TOTAL MARKET OB/XF VALUE				1,000			
TOTAL LAND VALUE - MARKET				3,938			
TOTAL MARKET VALUE				86,904			
SOH/AGL Deduction				0			
ASSESSED VALUE				86,904			
TOTAL EXEMPTION VALUE				0			
BASE TAXABLE VALUE				86,904			
TOTAL JUST VALUE				86,904			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				86,904			

EXTRA FEATURES															
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND
1	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100
3	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100
4	0263	PRCH, USP	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100
TOTAL OB/XF 1,000															

LAND DESCRIPTION															
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE
1	0100	C	SFR	0		RSF/MH	75.00	210.00	15,750.00	SF		1.00	1.00	0.50	0.50
ADJ UNIT PRICE 0.25 LAND VALUE 3,938															
OTHER ADJUSTMENTS AND NOTES															
YEAR DENSITY DECL FRZ YR CONSRV															