

ALL OF LOT 10 N OF BAYA S/D & LO
L MELROSE PARK S/D.

DIETRICH JORDAN
581 SE LOMOND AVE
LAKE CITY, FL 32055

2026

33-3S-17-06663-000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																																
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																																
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION BY										STANDARD																											
Exterior Wall	15	CONC BLOCK 100	0100	01	2,276	107.4760	120.37	273,962	1964	1990	10	0	0	35.00	55.00	Tax Group: 2										Tax Dist:																										
Roof Structur	03	GABLE/HIP 100	1 SINGLE FAM 0% - 2024										Heated Area: 1820										HX Base Yr										BUILDING MARKET VALUE										150,679									
Roof Cover	14	PREFIN MT 100																															TOTAL MARKET OB/XF VALUE										650									
Interior Wall	05	DRYWALL 100																															TOTAL LAND VALUE - MARKET										13,500									
Interior Floo	14	CARPET 90																															TOTAL MARKET VALUE										164,829									
Interior Floo	08	SHT VINYL 10																															SOH/AGL Deduction										0									
Air Condition	03	CENTRAL 100																															ASSESSED VALUE										164,829									
Heating Type	04	AIR DUCTED 100																															TOTAL EXEMPTION VALUE										0									
Bedrooms		3 100																															BASE TAXABLE VALUE										164,829									
Bathrooms		1 100																															TOTAL JUST VALUE										164,829									
Bathrooms		1 100																															NCON VALUE										0									
Frame	01	NONE 100																															INCOME VALUE																			
Stories	1.	1. 100																															PREVIOUS YEAR MKT VALUE										164,829									
Architectual	05	CONV 100																																																		
Units		0 100																																																		
Condition Adj	03	03 100																																																		
Kitchen Adjus	01	01 100																																																		