LOTS 9, 10 & 11 HODGES ADD'N.
DC 1081-1508,1509, PB 1081-1515,

O'NEAL ROOFING COMPANY
P O BOX 2166
LAKE CITY, FL 32056-2166

2026

33-3S-17-06741-000

BUILDING CHARACTERISTICS

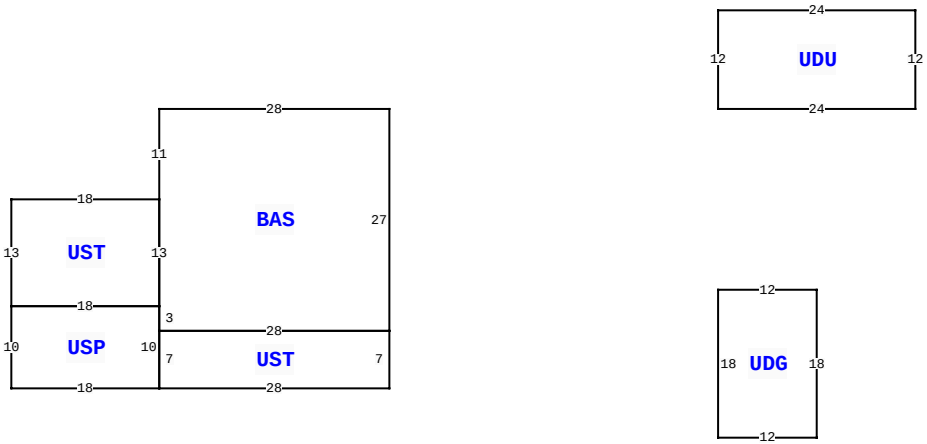
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	06	VINYL ASB 100
Air Condition	02	WINDOW 100
Heating Type	01	NONE 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	02	02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	33317.130	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	756	100		756	35,366
UDG	216	55		119	5,567
UDU	288	55		158	7,391
USP	180	35		63	2,947
UST	196	45		88	4,116
UST	234	45		105	4,912
TOTALS	1,870			1,289	60,300

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,289	64.2600	71.97	92,769	1950	1950	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 756 HX Base Yr



1440 SE LANVALE ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	60,300
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	7,980
TOTAL MARKET VALUE	68,280
SOH/AGL Deduction	0
ASSESSED VALUE	68,280
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	68,280
TOTAL JUST VALUE	68,280
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	68,280

LAND:1:1: 34,770 SF;ADJ3,LOT(PARCEL)SIZE(STD=20,00

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1085/0726	7/05/2006	WD	Q	I	05	31,400
GRANTOR: SARAH FRANCS WYNN & C						
GRANTEE: O'NEAL ROOFING COMP						
1085/0734	7/03/2006	WD	Q	I	05	4,000
GRANTOR: THOMAS GLENN DIX (1/						
GRANTEE: O'NEAL ROOFING COMP						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 S11 UST= W18 S13 E18 N13$ S13 USP= W18 S10 E18 N10$ S3 UST= S7 E28 N7 W28$ E28 N27$ PTR=E40 UDU= E24 N12 W24 S12$ W40$ PTR=E40 S40 UDG= E12 N18 W12 S18$ W40N40$.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	0		RSF/M	183.00	190.00	0.80	AC		1.00	1.00	1.00	10,000.00	10,000.00	7,980							

REVIEW DATE 12/20/2016 BY DF Total Acres: 0.80 Total Land Value: 7,980 Market: 0 Agricultural: 0 Common: 7,980 PRINTED 11/19/2025 BY SYS