E DIV: COMM SW COR OF SE1/4 OF N
100.2 FT, E 234.5 FT FOR POB, RU
70.16 FT, S 311.6 FT, W 70 FT TO

KEEN RONALD
1071 SE PUTNAM ST
LAKE CITY, FL 32025

2026

33-3S-17-13065-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		4 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	04	04

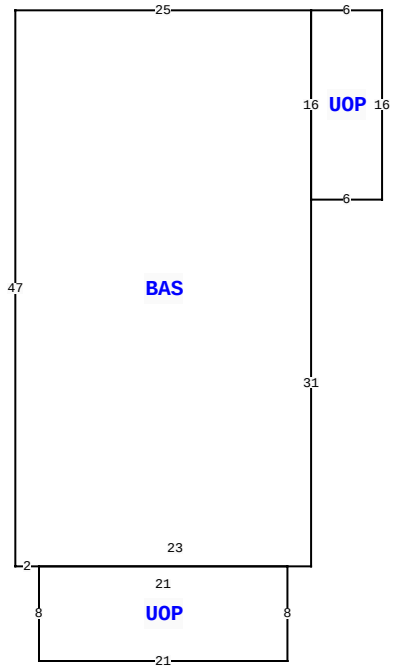
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	860317.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,175	100		1,175	67,371
UOP	96	20		19	1,089
UOP	168	20		34	1,949
TOTALS	1,439			1,228	70,409

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,228	78.7603	88.21	108,322	1935	1935	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2023 Heated Area: 1175 HX Base Yr 2023



1071 SE PUTNAM ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		70,409
TOTAL MARKET OB/XF VALUE		600
TOTAL LAND VALUE - MARKET		9,903
TOTAL MARKET VALUE		80,912
SOH/AGL Deduction		3,562
ASSESSED VALUE		77,350
TOTAL EXEMPTION VALUE	HX HB DX	55,722
BASE TAXABLE VALUE		21,628
TOTAL JUST VALUE		80,912
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		80,912

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1503/2158	11/28/2023	LE	U	I	14	100
GRANTOR: KEEN KYLER WAYNE						
GRANTEE: KEEN RONALD (ENH LE						
1482/214	12/28/2022	LE	U	I	14	100
GRANTOR: KEEN KYLER WAYNE						
GRANTEE: KEEN RONALD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W25 S47 E2 UOP= S8 E21 N8 W21$ E23 N31 UOP= E6 N16 W6 S16$ N16$.

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
1	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 600

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	100		*RSF	-370.00	313.00	21,900.00	SF		1.00	1.00	0.48	0.95	0.45	9,903							

REVIEW DATE 11/30/2016 BY DF Total Acres: 0.50 Total Land Value: 9,903 Market: 0 Agricultural: 0 Common: 9,903 PRINTED 11/04/2025 BY SYS