

LOTS 25 & 26 BLOCK B BELLAIRE S/
552-1, 769-88, 817-69,

WILSON ERIC C
503 SE LLEWELLYN AVE
LAKE CITY, FL 32025

2026

34-3S-17-06991-001
[Barcode]

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	05	05
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.020 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,595	100
FGR	315	55
FOP	75	30
FOP	120	30
UEP	247	60
UOP	221	20
UST	120	45
TOTALS	2,693	
		2,072
		178,505

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	
3	0294	SHED WOOD/	0	100	22	12	1.00	UT	0.00	0.00	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	
5	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	0100	C	SFR	100		RSF-2	0.00	0.00	2.00	LT	

1 SINGLE FAM 100% - 2019

Heated Area: 1595

HX Base Yr 2019

Site map showing property layout with labels: UOP, UEP, UST, FGR, FOP, BAS. Dimensions are provided for various sections.

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

04/21/2023 MLU

TOTAL OB/XF											
2,650											

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		178,505	
TOTAL MARKET OB/XF VALUE		2,650	
TOTAL LAND VALUE - MARKET		33,300	
TOTAL MARKET VALUE		214,455	
SOH/AGL Deduction		75,991	
ASSESSED VALUE		138,464	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		87,742	
TOTAL JUST VALUE		214,455	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		214,455	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1345/0378	9/27/2017	QC	U	I	11	100	
GRANTOR: JOHN G & PATRICIA WIL							
GRANTEE: ERIC C WILSON							
1242/1227	10/02/2012	QC	U	I	11	100	
GRANTOR: MAGS LLC							
GRANTEE: JOHN G & PATRICIA W							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W33 UEP= N13 W19 S13 E19\$ W19 UOP= N13 W17 S13 E17\$ W3 UST= W15 S8 E15 N8\$ S8 FGR= W15 S21 FOP= S5 E15 N5 W15\$ E15 N21 \$ S21 FOP= S5 E24 N5 W24\$ E55 N29\$.											