LOT 4 BLOCK 9 COUNTRY CLUB ESTAT
DC 940-2298, DC 1396-499, WD 149

DIEUJUSTE-LEWIS SAJAWEA W
152 SE BEECH ST
LAKE CITY, FL 32025

2026

34-3S-17-07185-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

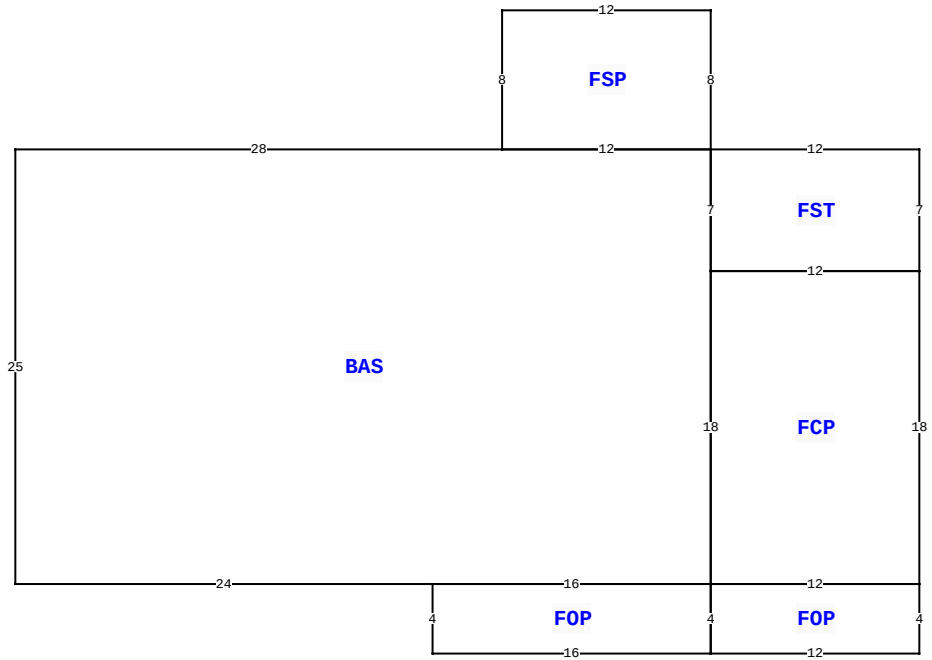
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 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	34317.070	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,000	100		1,000	102,025
FCP	216	25		54	5,510
FOP	48	30		14	1,429
FOP	64	30		19	1,939
FSP	96	40		38	3,877
FST	84	55		46	4,693
TOTALS	1,508			1,171	119,471

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,171	132.5000	148.40	173,776	1961	2000	0	0	0	31.25	68.75

1 SINGLE FAM 100% - 2025 Heated Area: 1000 HX Base Yr 2025



152 SE BEECH ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		119,471
TOTAL MARKET OB/XF VALUE		1,300
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		139,271
SOH/AGL Deduction		0
ASSESSED VALUE		139,271
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		88,549
TOTAL JUST VALUE		139,271
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		141,443

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048872	Electrical Servic	0	12/18/2023
000048280	Roof Replacement	6,800	09/28/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1506/528	1/10/2024	WD	Q	I	01	189,900
GRANTOR: CASON DONNA LEE						
GRANTEE: DIEUJUSTE-LEWIS SAJ						
1498/718	8/24/2023	WD	U	I	11	100
GRANTOR: MARKHAM SHIRLEY ANN C						
GRANTEE: CASON DONNA LEE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W28 S25 E24 E16 N18 N7 W12 $
FCP=[ORIG=12,25] E12 N18 W12 S18 $
FSP=[ORIG=12,0] N8 W12 S8 E12 $
FST=[ORIG=12,7] E12 N7 W12 S7 $
FOP=[ORIG=-4,25] S4 E16 N4 W16 $
FOP=[ORIG=12,25] S4 E12 N4 W12 $
.

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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	
4	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 1,300

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-2	84.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 12/02/2024 BY SYS Total Acres: 0.24 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/19/2025 BY SYS