BEG NE COR OF SE1/4, RUN S 237.2
FT, N 573.56 FT, E 839.03 FT TO
S ALONG R/W 336.72 FT TO POB.

BRANNEN DELORES B
548 SW BISHOP AVE
LAKE CITY, FL 32024-8934

2026

34-4S-16-03271-007

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

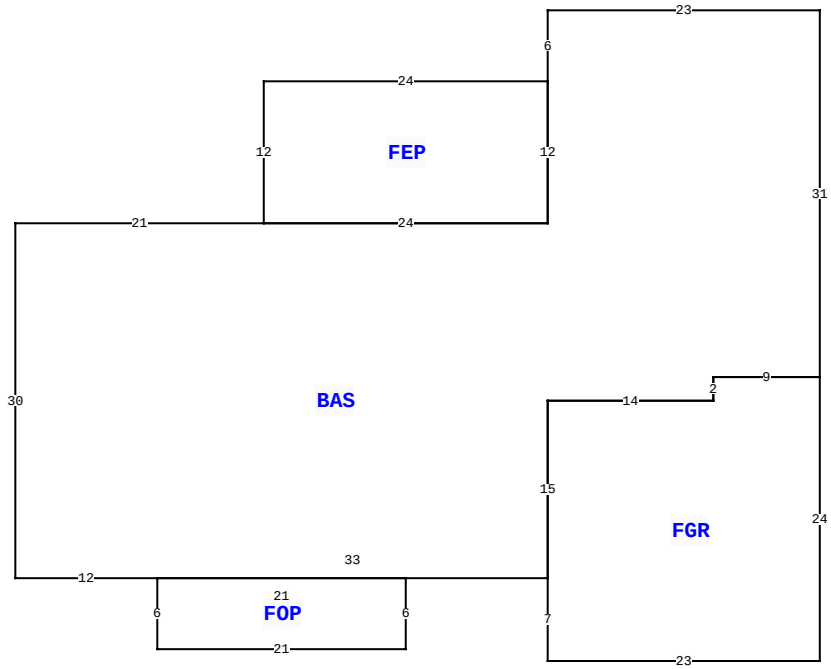
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
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	5000	IMPROVED AG
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	34416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,091	100		2,091	195,665
FEP	288	80		230	21,522
FGR	524	55		288	26,949
FOP	126	30		38	3,556
TOTALS	3,029			2,647	247,692

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,647	115.5270	129.39	342,495	1998	1998	0	0	0	27.68	72.32

1 SINGLE FAM 100% - 1999 Heated Area: 2091 HX Base Yr 1999



548 SW BISHOP AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		247,692
TOTAL MARKET OB/XF VALUE		9,250
TOTAL LAND VALUE - MARKET		98,190
TOTAL MARKET VALUE		268,717
SOH/AGL Deduction		88,585
ASSESSED VALUE		180,132
TOTAL EXEMPTION VALUE	HX HB WX	55,722
BASE TAXABLE VALUE		124,410
TOTAL JUST VALUE		355,132
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		358,660

PERMIT NUM	DESCRIPTION	AMT	ISSUED
13679	SFR	335	02/23/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1378/1352	10/02/2018	LE	U	I	14	0
GRANTOR: DELORES B BRANNEN						
GRANTEE: DELORED B BRANNEN (						
0853/0897	2/13/1998	WD	Q	V		35,000
GRANTOR: KING						
GRANTEE: BRANNEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 S30 E12 FOP= S6 E21N6 W21$ E33 FGR= S7 E23 N24 W9 S2 W14 S15$ N15 E14 N2 E9 N31 W23 S6 FEP= W24 S12 E24 N12$ S12 W24$.

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	20	22	440.00	UT	1.50	1.50	100	1998	1998	3	100	660	
2	0031	BARN,MT AE	0	100	20	34	680.00	UT	8.00	8.00	100	1998	1998	3	100	5,440	
3	0261	PRCH, UOP	0	100	20	16	320.00	UT	4.00	4.00	100	1998	1998	3	100	1,280	
4	0070	CARPORT UF	0	100	14	40	560.00	UT	2.00	2.00	100	1998	1998	3	100	1,120	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	750	

LAND DESCRIPTION

TOTAL OB/XF 9,250

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.91	AC		1.00	1.00	1.00	280.00	280.00	2,775							
3	9910	M	MKT.VAL.AG	0			0.00	0.00	9.91	AC		1.00	1.00	1.00	9,000.00	9,000.00	89,190							

REVIEW DATE 07/22/2019 BY BC Total Acres: 10.91 Total Land Value: 11,775 Market: 89,190 Agricultural: 2,775 Common: 9,000 PRINTED 10/03/2025 BY SYS