LOT 7 BLOCK 1 FOREST HILLS S/D U
732-105, 781-1192, 796-930, LE 1

MCCOLSKEY GEORGE H
224 SE PINE DR
LAKE CITY, FL 32025

2027

00-00-00-07691-000

BUILDING CHARACTERISTICS

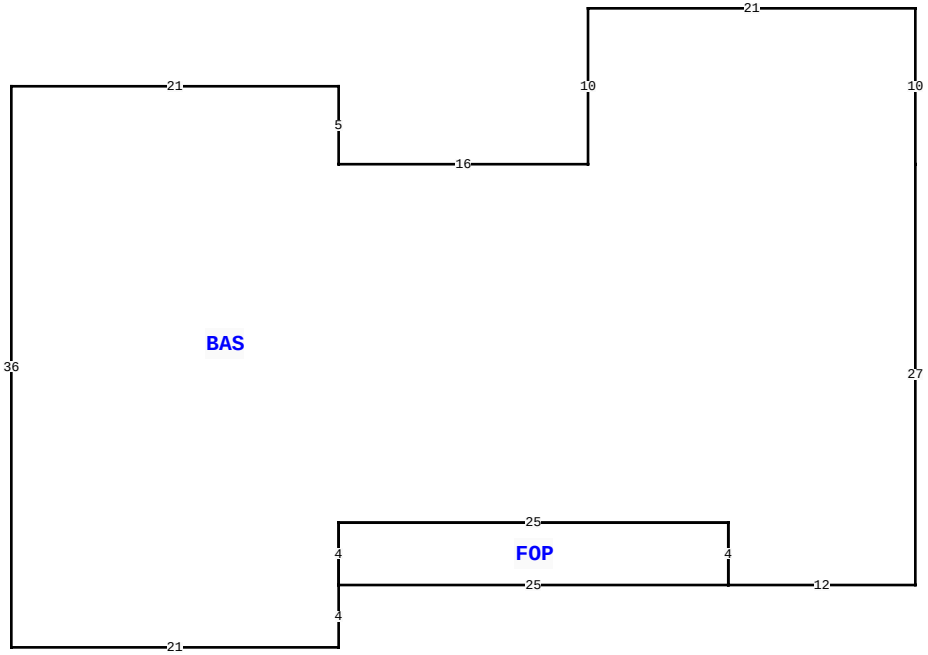
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	10	TERRAZZO 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	5417.0600	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,865	100		1,865	127,698
FOP	100	30		30	2,054
TOTALS	1,965			1,895	129,752

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,895	95.7681	105.34	199,619	1963	1963	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2017 Heated Area: 1865 HX Base Yr 2017



224 SE PINE DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/19/2026 MLU
INC DATE		AG DATE	

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	1993	1993	3	100	150	
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	8	10	80.00	UT	5.00	5.00	50	1993	1993	3	50	200	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	129,752
TOTAL MARKET OB/XF VALUE	950
TOTAL LAND VALUE - MARKET	16,575
TOTAL MARKET VALUE	147,277
SOH/AGL Deduction	61,964
ASSESSED VALUE	85,313
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	33,902
TOTAL JUST VALUE	147,277
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	149,643

SALE:3:1: LOT 7, BLK 1, FOREST HILLS

SALE:2:1: LOT 7 BLK 1 FOREST HILLS UNIT 1

SALE:1:1: LOT 7 BLOCK 1 FOREST HILLS UNIT 1

PERMIT NUM	DESCRIPTION	AMT	ISSUED
337	MAINT/ALTR	50	08/02/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1215/2573	5/16/2011	WD	U	I	11	100
GRANTOR: GEORGE H MCCOLSKEY						
GRANTEE: GEORGE H MCCOLSKEY						
0796/0930	10/04/1994	WD	Q	I		58,000
GRANTOR: JOH & JANET CREEL						
GRANTEE: GEORGE H MCCOLSKEY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N10 W21 S10 W16 N5 W21 S36 E21 N4 FOP= E25 N4 W25 S4$ N4 E25 S4 E12 N27$.

LAND DESCRIPTION

TOTAL OB/XF 950

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-	285.00	130.00	11,050.00	SF		1.00	1.00	1.00	1.50	1.50	16,575							

REVIEW DATE 10/04/2016 BY DF Total Acres: 0.25 Total Land Value: 16,575 Market: 0 Agricultural: 0 Common: 16,575 PRINTED 11/17/2026 BY SYS