NE DIV: LOTS 43 & 44 BLOCK 1
RICHARDSON PARK S/D.

DIXON LORENZO
P O BOX 1384
ARCADIA, FL 34265

2026

00-00-00-10677-000

BUILDING CHARACTERISTICS

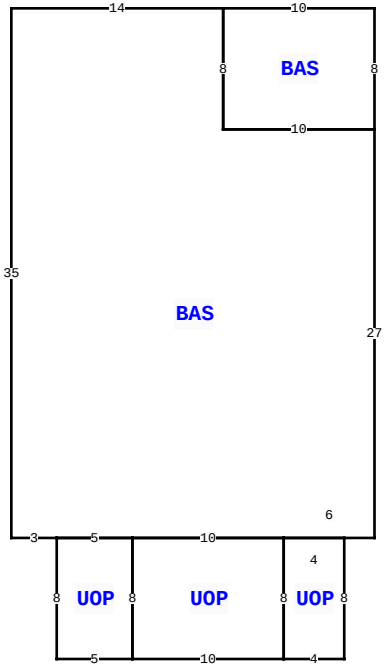
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 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 07
NEIGHBORHOOD/LOC	810317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	80	100		80	4,766
BAS	760	100		760	45,282
UOP	32	20		6	358
UOP	40	20		8	477
UOP	80	20		16	953
TOTALS	992			870	51,836

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	870	96.7200	108.33	94,247	1950	1990	10	0	0	35.00	55.00

1 SINGLE FAM 0% - 0 Heated Area: 840 HX Base Yr



811 NE PATTERSON AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	51,836
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	2,000
TOTAL MARKET VALUE	53,836
SOH/AGL Deduction	0
ASSESSED VALUE	53,836
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	53,836
TOTAL JUST VALUE	53,836
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	54,778

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1394/1427	9/13/2019	WD	U	I	30	100
GRANTOR: LORENZO DIXON JR						
GRANTEE: LORENZO DIXON						
1111/1803	2/21/2007	QC	Q	I	01	6,000
GRANTOR: A CALHOUN & G CALHOUN						
GRANTEE: LORENZO DIXON JR &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 S35 E3 UOP= S8 E5 N8 W5$ E5 UOP= S8 E10 N8 W10$ E10 UOP= S8 E4 N8 W4$ E6 N27 BAS= N8 W10 S8 E10$ W10 N8$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0		*RSF	-340.00	100.00	4,000.00	SF		1.00	1.00	1.00	0.50	0.50	2,000							

REVIEW DATE 09/21/2015 BY DF Total Acres: 0.09 Total Land Value: 2,000 Market: 0 Agricultural: 0 Common: 2,000 PRINTED 07/10/2026 BY SYS