NE DIV: LOTS 7 & 8 FINLEYS ADDIT
715-557, 790-689, PB 1266-1522,

GRIFFIN CHAROLETTE
787 NE BROADWAY AVE
LAKE CITY, FL 32055

2026

00-00-00-10822-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
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
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

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	0
TOTAL MARKET OB/XF VALUE	600
TOTAL LAND VALUE - MARKET	3,668
TOTAL MARKET VALUE	4,268
SOH/AGL Deduction	0
ASSESSED VALUE	4,268
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	4,268
TOTAL JUST VALUE	4,268
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	4,268

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1478/782	10/25/2022	WD	Q	I	01	4,500
GRANTOR: WRIGHT KIAH ALI						
GRANTEE: GRIFFIN CHAROLETTE						
1266/1522	12/10/2013	PB	U	V	18	100
GRANTOR: CLERK OF COURT (EDIT						
GRANTEE: KIAH ALI WRIGHT & L						

BUILDING NOTES

BUILDING DIMENSIONS

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	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 600

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	0700	C	MISC RES	0		*RSF-1	105.00	105.00	10,479.00	SF		1.00	1.00	0.70	0.50	0.35	3,668							

REVIEW DATE 02/08/2023 BY CP — Total Acres: 0.24 — Total Land Value: 3,668 — Market: 0 — Agricultural: 0 — Common: 3,668 — PRINTED 04/08/2026 BY SYS