NE DIV: W1/2 LOT 4 BLOCK 8.
878-234, 878-983, 958-1110, WD 1

TWENTYEIGHT FOURTEEN LLC
930 NE JOE CONEY AVE
LAKE CITY, FL 32055

**2026**

**00-00-00-10844-000**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 15 | CONC BLOCK 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 01 | MINIMUM 100 |
| Interior Floo | 03 | CONC FINSH 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 | 02 | 02 100 |
| Kitchen Adjus | 01 | 01 100 |
| Quality | 01 | 01 |
| DOR CODE | 0100 | SINGLE FAMILY |

MAP NUM | MKT AREA 07

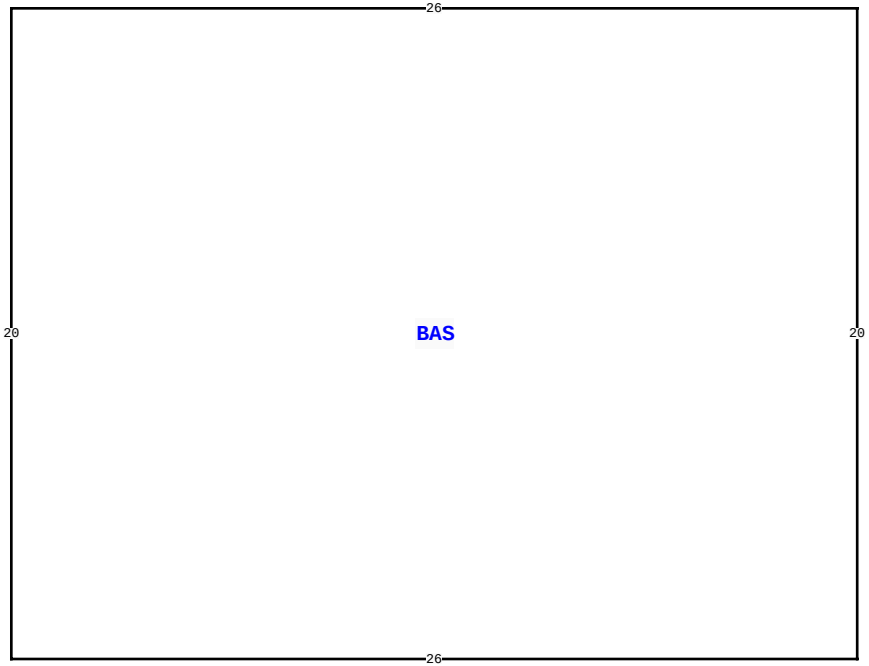
NEIGHBORHOOD/LOC 810317.00 1.00/

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 520 | 100 | | 520 | 20,294 |
| TOTALS | 520 | | | 520 | 20,294 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 520 | 62.2485 | 70.96 | 36,899 | 1950 | 1950 | 10 | 0 | 0 | 35.00 | 55.00 |

1 SINGLE FAM 0% - 2021 Heated Area: 520 HX Base Yr




628 NE CONGRESS AVE, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | | | | | | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 1 | Tax Dist: |
| BUILDING MARKET VALUE | 20,294 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 1,404 |
| TOTAL MARKET VALUE | 21,698 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 21,698 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 21,698 |
| TOTAL JUST VALUE | 21,698 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 21,344 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1397/2093 | 10/09/2019 | QC | U | I | 11 | 100 |
| GRANTOR: SYLVESTER WARREN III | | | | | | |
| GRANTEE: TWENTYEIGHT FOURTEE | | | | | | |
| 1337/2018 | 5/18/2017 | QC | U | I | 11 | 100 |
| GRANTOR: CECILIA S DAVIS | | | | | | |
| GRANTEE: SYLVESTER WARREN II | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W26 S20 E26 N20$.

## 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 | -353.00 | 53.00 | 2,809.00 | SF | | 1.00 | 1.00 | 1.00 | 0.50 | 0.50 | 1,404 | | | | | | | |

REVIEW DATE 10/21/2015 BY DF Total Acres: 0.06 Total Land Value: 1,404 Market: 0 Agricultural: 0 Common: 1,404 PRINTED 04/09/2026 BY SYS