NE DIV: BEG SE COR BLOCK 40, RU FT, S 50 FT, E 80 FT TO POB. (BL

MACWAN MAHENDRA J
2080 TRAILING PINES WAY
FLEMING ISLAND, FL 32003

2026

00-00-00-10968-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
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	

139 NE MARTIN LUTHER KING ST, LAKE CITY

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	1,600
TOTAL MARKET VALUE	1,600
SOH/AGL Deduction	0
ASSESSED VALUE	1,600
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	1,600
TOTAL JUST VALUE	1,600
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	1,600

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1476/707	9/27/2022	WD	Q	I	05	375,000
GRANTOR: GIETKA EDWARD M JR						
GRANTEE: MACWAN MAHENDRA J						
1238/2410	7/24/2012	WD	Q	I	01	5,000
GRANTOR: GABLES OF COLUMBIA CO						
GRANTEE: EDWARD M GIETKA JR						

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

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	0000	C	VAC RES	0		*CG	80.00	50.00	4,000.00	SF		1.00	1.00	0.80	0.50	0.40	1,600							

REVIEW DATE 10/28/2015 BY DF Total Acres: 0.09 Total Land Value: 1,600 Market: 0 Agricultural: 0 Common: 1,600 PRINTED 06/26/2026 BY SYS