NE DIV: COMM SE COR BLOCK 48, RU FT FOR POB, RUN W 105.13 FT, N 7 E 105.20 FT, S 74.18 FT TO POB.

WILLIAMS ANGELA/BRYANT CORNELIUS
318 NW MATTHEW ST
LAKE CITY, FL 32055

2027

00-00-00-11015-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 90
Exterior Wall	05	AVERAGE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 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

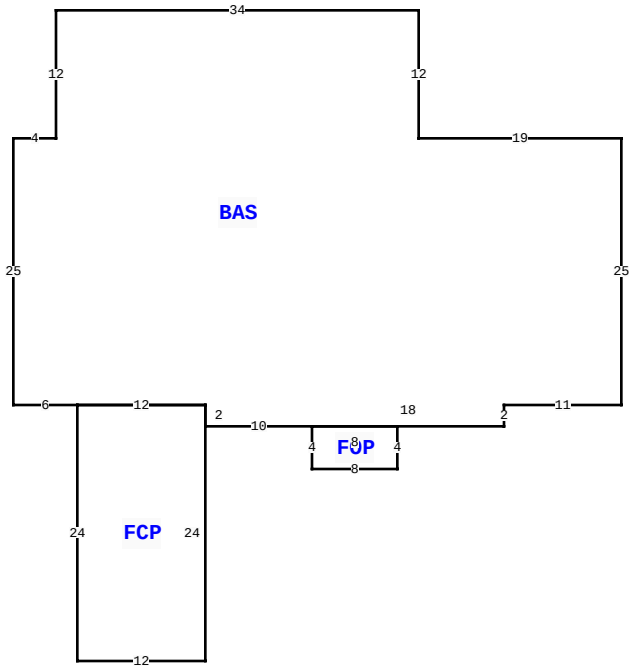
NEIGHBORHOOD/LOC 810317.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,889	100		1,889	97,984
FCP	288	25		72	3,735
FOP	32	30		10	519
TOTALS	2,209			1,971	102,237

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,971	85.7340	94.31	185,885	1961	1961	10	0	0	35.00	55.00

1 SINGLE FAM 0% - 2026 Heated Area: 1889 HX Base Yr



790 NE CONGRESS AVE, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	102,237
TOTAL MARKET OB/XF VALUE	400
TOTAL LAND VALUE - MARKET	3,641
TOTAL MARKET VALUE	106,278
SOH/AGL Deduction	0
ASSESSED VALUE	106,278
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	106,278
TOTAL JUST VALUE	106,278
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	108,131

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1883	ADDN SFR	50	09/28/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1541/1371	1/19/2024	LE	U	I	14	100
GRANTOR: COPELAND EDNA M						
GRANTEE: COPELAND EDNA M (EN						
1412/2527	6/04/2020	PB	U	I	18	0
GRANTOR: CLERK OF COURT (LITTL						
GRANTEE: EDNA M COPELAND						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W19 N12 W34 S12 W4 S25 E6 FCP= S24 E12 N24 W12$ E12 S2 E10 FOP= S4 E8 N4 W8 $ E18 N2 E11 N25$.

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	1993	1993	3	100	300	
2	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 400

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	-373.00	105.00	7,665.00	SF		1.00	1.00	0.95	0.50	0.48	3,641							

REVIEW DATE 10/20/2015 BY DF Total Acres: 0.18 Total Land Value: 3,641 Market: 0 Agricultural: 0 Common: 3,641 PRINTED 11/19/2026 BY SYS