NW DIV: W 51.85 FT OF N 84.39
FT OF BLOCK 18.

FLOWERS ROBERT JR
474 NW WILSON ST
LAKE CITY, FL 32055

2027

00-00-00-11256-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR 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	02	02 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 07

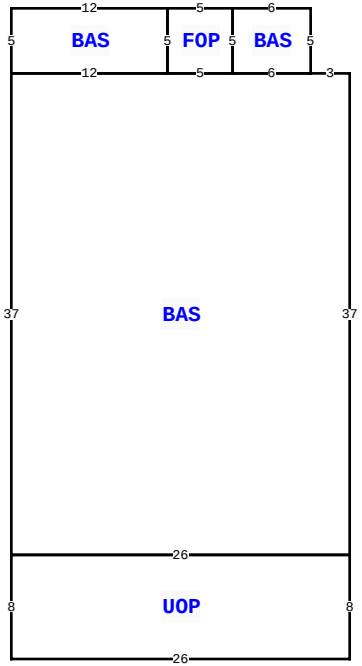
NEIGHBORHOOD/LOC 820317.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	30	100		30	900
BAS	60	100		60	1,800
BAS	962	100		962	28,852
FOP	25	30		8	240
UOP	208	20		42	1,260
TOTALS	1,285			1,102	33,051

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,102	49.5720	54.53	60,092	1955	1955	10	0	0	35.00	55.00

1 SINGLE FAM 100% - 2004 Heated Area: 1052 HX Base Yr 2004



474 NW WILSON ST, 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	33,051
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	2,284
TOTAL MARKET VALUE	35,335
SOH/AGL Deduction	14,508
ASSESSED VALUE	20,827
TOTAL EXEMPTION VALUE	HX HB 20,827
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	35,335
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	35,935

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1051/1223	3/18/2005	WD	Q	I	04	100
GRANTOR: ANNIE D PARNELL						
GRANTEE: ROBERT FLOWERS						
0898/1222	3/08/2000	CD	Q	I	01	8,000
GRANTOR: PARNELL						
GRANTEE: R FLOWERS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W3 BAS= N5 W6 S5 E6 $ W6FOP= N5 W5 S5 E5$ W5 BAS= N5 W12 S5 E12$ W12 S37 UOP= S8 E26 N8 W26$ E26 N37 $.

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	100			0.00	0.00	4,567.00	SF		1.00	1.00	1.00	0.50	0.50	2,284							

REVIEW DATE 11/04/2015 BY DF Total Acres: 0.10 Total Land Value: 2,284 Market: 0 Agricultural: 0 Common: 2,284 PRINTED 11/17/2026 BY SYS