NW DIV: WEST 65 FT OF S1/2 BLOCK
BLOCK 32.

GRIFFIN AVE INVESTMENTS LLC
450 ALTON RD
MIAMI BEACH, FL 33139

2026

00-00-00-11294-001

BUILDING CHARACTERISTICS

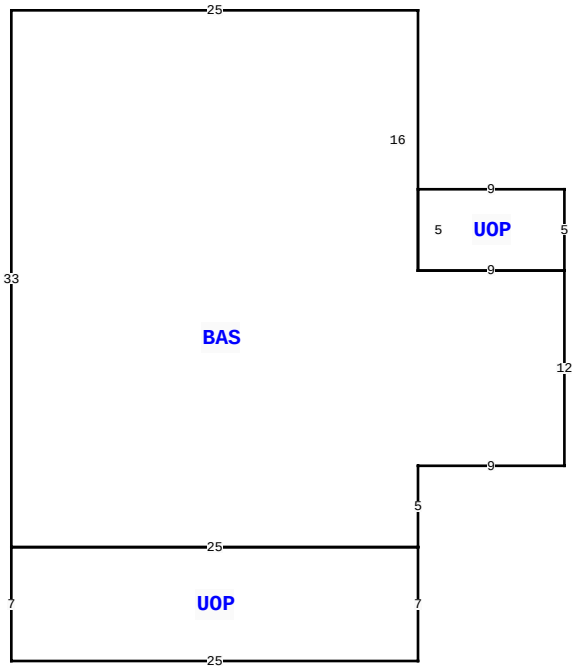
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	02	02
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	933	100		933	21,950
UOP	45	20		9	212
UOP	175	20		35	824
TOTALS	1,153			977	22,985

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	977	46.6752	52.28	51,078	1940	1940	10	0	10	35.00	45.00

1 SINGLE FAM 0% - 2026 Heated Area: 933 HX Base Yr



519 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	22,985
TOTAL MARKET OB/XF VALUE	90
TOTAL LAND VALUE - MARKET	3,688
TOTAL MARKET VALUE	26,763
SOH/AGL Deduction	0
ASSESSED VALUE	26,763
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	26,763
TOTAL JUST VALUE	26,763
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	35,379

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1551/2589	10/10/2025	WD	U	I	37	10,000
GRANTOR: WEATHERSPOON EMILY						
GRANTEE: GRIFFIN AVE INVESTM						
1482/1141	1/04/2023	QC	U	I	11	100
GRANTOR: WEATHERSPOON MARY						
GRANTEE: WEATHERSPOON EMILY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W25 S33 UOP= S7 E25 N7 W25$ E25 N5 E9 N12 UOP= N5 W9S5 E9$ W9 N16$.

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	0294	SHED WOOD/	0	0	6	8	48.00	UT	7.50	7.50	25	2004	2004	3	25	90	

LAND DESCRIPTION

TOTAL OB/XF 90

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		00	65.00	94.00	7,376.00	SF		1.00	1.00	1.00	0.50	0.50	3,688							

REVIEW DATE 11/04/2015 BY DF Total Acres: 0.17 Total Land Value: 3,688 Market: 0 Agricultural: 0 Common: 3,688 PRINTED 03/26/2026 BY SYS