NW DIV BEG 52.5 FT N OF SW COR
E 70 FT, S 52.5 FT, W 70 FT TO P

DONALDSON MARGARET F/DONALDSON MARGARET F
696 NW ALMA AVE
LAKE CITY, FL 32055

**2027**

**00-00-00-11342-000**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
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|---|---|---|---|
| DOR CODE | 0000 | VACANT | |
| 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 |
|---|---|---|---|---|---|
| | | | | | |
| TOTALS | | | | | |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

707 NW ALMA 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 | 0 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 1,820 |
| TOTAL MARKET VALUE | 1,820 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 1,820 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 1,820 |
| TOTAL JUST VALUE | 1,820 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 1,820 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 045 | REMODEL | 3,000 | 09/18/1992 |
| | | | |
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## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1424/0582 | 9/21/2020 | WD | U | V | 30 | 100 |
| GRANTOR: EDDIE LEE SR & MARGAR | | | | | | |
| GRANTEE: MARGARET F DONALDSO | | | | | | |
| 1228/1509 | 1/20/2012 | WD | U | V | 37 | 2,800 |
| GRANTOR: JIMMIE & VICKI DAVIS | | | | | | |
| GRANTEE: EDDIE LEE SR & MARG | | | | | | |

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
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TOTAL OB/XF 0

## LAND DESCRIPTION

| 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 | | *RSF | -352.00 | 70.00 | 3,640.00 | SF | | 1.00 | 1.00 | 1.00 | 0.50 | 0.50 | 1,820 | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | |
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REVIEW DATE 10/13/2015 BY DF Total Acres: 0.08 Total Land Value: 1,820 Market: 0 Agricultural: 0 Common: 1,820 PRINTED 11/17/2026 BY SYS