NW DIV: SE1/4 EX 50 FT OFF N SIDE & THAT PORTION OF SW1/4 AS LIES E OF ROAD. BLOCK 46.

WILLIAMS SHARI
730 NW TEXAS AVE
LAKE CITY, FL 32055-1593

**2027**

**00-00-00-11358-000**

## BUILDING CHARACTERISTICS

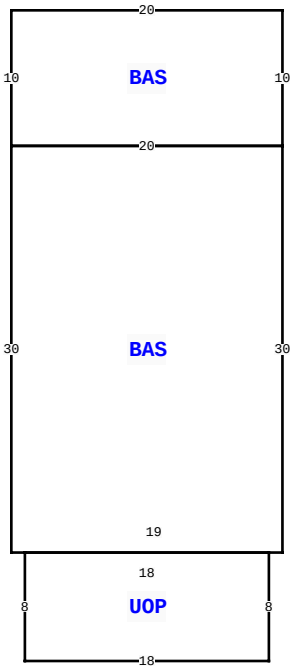
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 01 | MINIMUM 100 |
| Interior Wall | 02 | WALL BD/WD 100 |
| Interior Floo | 09 | PINE WOOD 100 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 1 100 |
| Frame | 01 | NONE 100 |
| Stories | 1. | 1. 100 |
| Architectual | 05 | CONV 100 |
| Units | | 0 100 |
| Condition Adj | 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 | 200 | 100 | | 200 | 7,619 |
| BAS | 600 | 100 | | 600 | 22,856 |
| UOP | 144 | 20 | | 29 | 1,105 |
| TOTALS | 944 | | | 829 | 31,579 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 829 | 62.9640 | 69.26 | 57,417 | 1925 | 1925 | 10 | 0 | 0 | 35.00 | 55.00 |

1 SINGLE FAM 100% - 0 Heated Area: 800 HX Base Yr




730 NW TEXAS AVE, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 1 | Tax Dist: | |
| BUILDING MARKET VALUE | | 31,579 |
| TOTAL MARKET OB/XF VALUE | | 0 |
| TOTAL LAND VALUE - MARKET | | 2,642 |
| TOTAL MARKET VALUE | | 34,221 |
| SOH/AGL Deduction | | 21,838 |
| ASSESSED VALUE | | 12,383 |
| TOTAL EXEMPTION VALUE | HX HB | 12,383 |
| BASE TAXABLE VALUE | | 0 |
| TOTAL JUST VALUE | | 34,221 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 34,796 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0757/0243 | 5/11/1988 | AG | U | I | 13 | 9,000 |

GRANTOR: MILTON HARPER

GRANTEE: SHARI WILLIAMS

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W20 S30 E1 UOP= S8 E18N8 W18$ E19 N30$ BAS= N10 W20S10 E20$.

## 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 | 5,283.00 | SF | | 1.00 | 1.00 | 1.00 | 0.50 | 0.50 | 2,642 | | | | | | | |

REVIEW DATE 10/12/2015 BY DF Total Acres: 0.12 Total Land Value: 2,642 Market: 0 Agricultural: 0 Common: 2,642 PRINTED 11/16/2026 BY SYS