NW DIV: ALL BLOCK 73 AS LIES N O & W 219 FT OF BLOCK 78 AS LIES N ST AS DESC ORB 751-408, APPROX 2

PERRY KATHNEICELA M
703 NW BLACKBERRY CIR
LAKE CITY, FL 32055

2026

00-00-00-11430-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

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

791 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	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	9,247
TOTAL MARKET VALUE	9,247
SOH/AGL Deduction	0
ASSESSED VALUE	9,247
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	9,247
TOTAL JUST VALUE	9,247
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	9,247

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1550/262	9/25/2025	QC	U	V	11	100
GRANTOR: PERRY KATRINA M						
GRANTEE: PERRY KATHNEICELA M						
1266/0678	12/05/2013	QC	U	I	11	100
GRANTOR: VENECIA P DUHART						
GRANTEE: KATRINA M PERRY						

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

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	0000	C	VAC RES	0			0.00	0.00	30,824.00	SF		1.00	1.00	0.60	0.50	0.30	9,247							

REVIEW DATE 04/30/2024 BY RP Total Acres: 0.71 Total Land Value: 9,247 Market: 0 Agricultural: 0 Common: 9,247 PRINTED 06/11/2026 BY SYS