NW DIV: LOT 4 BLOCK I

GRAHAM OZELL
1085 NW BAUGHN ST
LAKE CITY, FL 32055

2027

00-00-00-11536-001

BUILDING CHARACTERISTICS

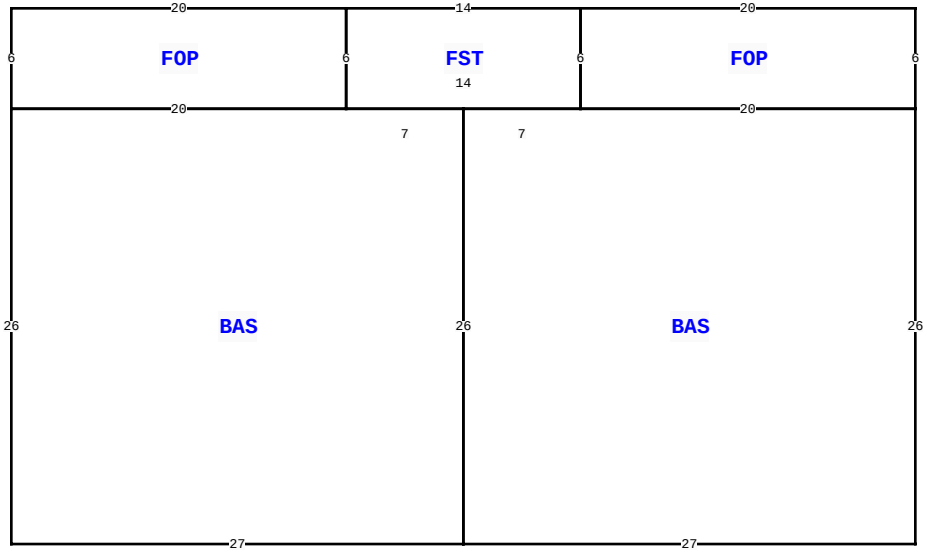
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	03	MASONRY 100
Story Height		0 100
RMS		0 100
Stories	0	0 100
Units		2 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0800	MULTI-FAM <10
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	702	100		702	35,463
BAS	702	100		702	35,463
FOP	120	30		36	1,819
FOP	120	30		36	1,819
FST	84	55		46	2,324
TOTALS	1,728			1,522	76,887

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
2700	03	1,522	113.2950	98.57	150,024	1986	1986	0	0	0	48.75	51.25

1 DUPLEX 0% - 0 Heated Area: 1404 HX Base Yr



967 NW GEORGIA 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
1	0166	CONC,PAVMT	0	0	45	21	1.00	UT	0.00	0.00	100	0	0	3	100	1,200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	76,887
TOTAL MARKET OB/XF VALUE	1,200
TOTAL LAND VALUE - MARKET	6,200
TOTAL MARKET VALUE	84,287
SOH/AGL Deduction	0
ASSESSED VALUE	84,287
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	84,287
TOTAL JUST VALUE	84,287
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	84,287

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0588/0608	10/01/1984	WD	Q	V	01	3,500
GRANTOR:						
GRANTEE:						
0540/0525	6/01/1984	WD	Q	V		3,500
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

FOP= N6 W20 S6 E20$ BAS= W20 FST= N6 W14 S6 E14$ W7 BAS= W7
FOP= N6 W20S6 E20$ W20 S26 E27 N26$ S26 E27 N26$.

LAND DESCRIPTION

TOTAL OB/XF 1,200

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	0800	C	MULTI-FAM	0			0.00	0.00	12,400.00	SF		1.00	1.00	1.00	0.50	0.50	6,200							

REVIEW DATE 11/10/2015 BY DF Total Acres: 0.28 Total Land Value: 6,200 Market: 0 Agricultural: 0 Common: 6,200 PRINTED 11/16/2026 BY SYS