N DIV: LOTS 8, 9 & 10 BLOCK E, N
390-685, 870-854, DC 870-857, DC

MORGAN-BROWN LAKWANZA/BROWN TYRONE
515 NE LEON ST
LAKE CITY, FL 32055

2027

00-00-00-11777-000

BUILDING CHARACTERISTICS

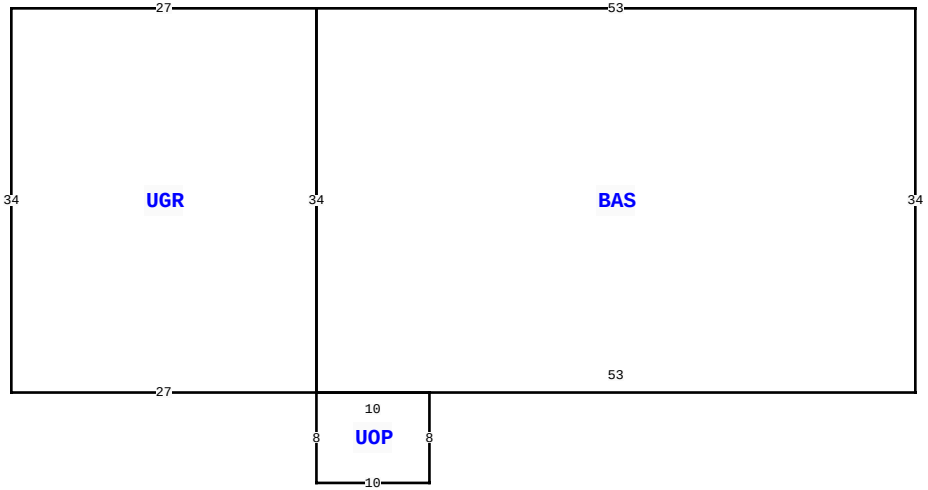
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	830317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,802	100		1,802	62,872
UGR	918	45		413	14,410
UOP	80	20		16	558
TOTALS	2,800			2,231	77,840

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	2,231	105.7300	116.30	259,465	1982	1982	10	0	25	35.00	30.00

1 SINGLE FAM 100% - 2021 Heated Area: 1802 HX Base Yr 2021



515 NE LEON ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		77,840
TOTAL MARKET OB/XF VALUE		750
TOTAL LAND VALUE - MARKET		7,006
TOTAL MARKET VALUE		85,596
SOH/AGL Deduction		17,454
ASSESSED VALUE		68,142
TOTAL EXEMPTION VALUE	HX HB	43,142
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		85,596
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		87,014

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1425/2199	12/08/2020	WD	Q	I	01	68,000
GRANTOR: REED FREDRICK HENRY						
GRANTEE: MORGAN-BROWN LAKWAN						
0870/0854	11/25/1998	WD	Q	V	01	100
GRANTOR: ANNIE MAE REED						
GRANTEE: ANNIE MAE REED (RES						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W53UGR= W27 S34 E27 N34$ S34 UOP= S8 E10 N8 W10 $ E53N34$.

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	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	50	
3	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 750

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		*RSF-1	57.00	105.00	16,485.00	SF		1.00	1.00	0.85	0.50	0.43	7,006							

REVIEW DATE 10/15/2015 BY DF Total Acres: 0.38 Total Land Value: 7,006 Market: 0 Agricultural: 0 Common: 7,006 PRINTED 11/17/2026 BY SYS