

N DIV: BEG S R/W WASHINGTON ST  
& W LINE BLOCK G, RUN S 130.29  
FT TO N R/W LEON ST EXTENSION,

COMBS ANDRE M  
670 NE WASHINGTON ST  
LAKE CITY, FL 32055

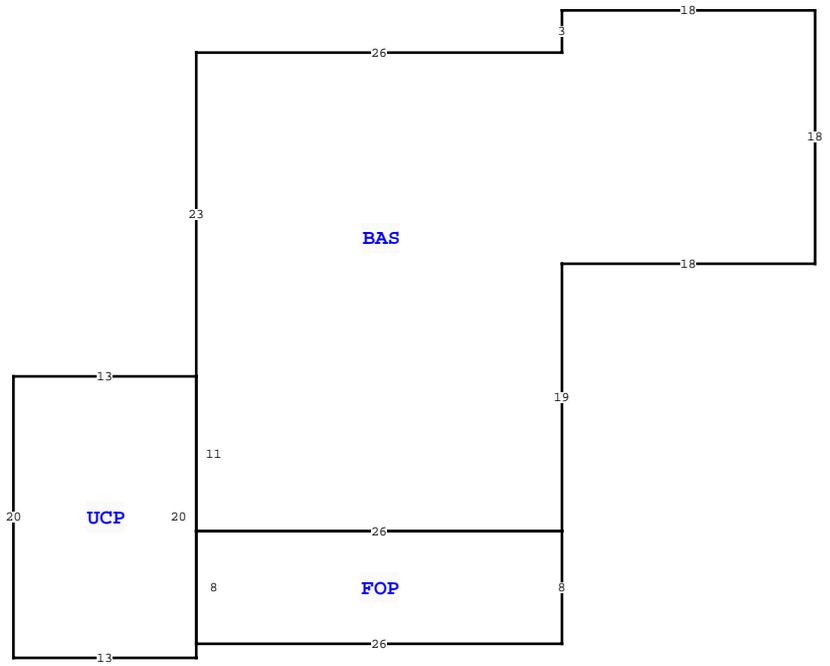
2026

00-00-00-11825-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	04	SINGLE SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	02	WALL BD/WD	100
Interior Floo	09	PINE WOOD	100
Air Condition	02	WINDOW	100
Heating Type	03	FORCED AIR	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	03	03	
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
BAS	1,208	100	
FOP	208	30	
UCP	260	20	
TOTALS	1,676		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,322	54.2700	61.87	81,792	1920	1965	10	0	0	35.00	55.00	
1 SINGLE FAM 0% - 0 Heated Area: 1208 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			44,986
TOTAL MARKET OB/XF VALUE			1,250
TOTAL LAND VALUE - MARKET			6,176
TOTAL MARKET VALUE			52,412
SOH/AGL Deduction			0
ASSESSED VALUE			52,412
TOTAL EXEMPTION VALUE	VX		5,000
BASE TAXABLE VALUE			47,412
TOTAL JUST VALUE			52,412
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			51,619

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0999/1626	10/18/2002	WD	Q	I	06	100
GRANTOR: PAULINE COMBS BRADLEY						
GRANTEE: ANDRE M COMBS						

EXTRA FEATURES																
L N	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	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	

BUILDING NOTES																

**BUILDING DIMENSIONS**  
BAS= W26 S23 UCP= W13 S20 E13 N20\$ S11 FOP= S8 E26 N8 W26\$ E26 N19 E18 N18 W18 S3\$.

LAND DESCRIPTION														TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0		*RSF-	394.00	212.00	12,353.00	SF		1.00	1.00	1.00	0.50	0.50	6,176							