

N DIV: BEG NW COR OF PROPERTY OF CONNELL, RUN N 90 FT, E 118 FT, S 90 FT, W 118 FT TO POB.

HILL JAKE JR
491 NW DIXIE ST
LAKE CITY, FL 32055

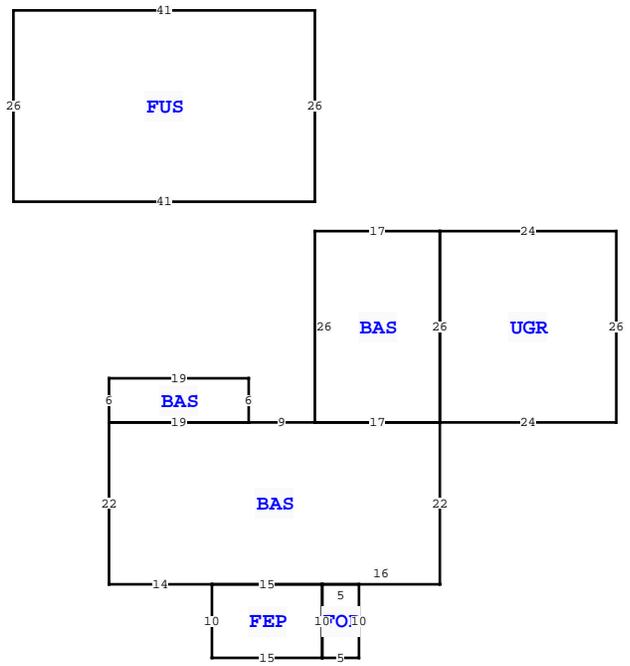
2026

00-00-00-12162-000



BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	31	VINYL SID	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	12	HARDWOOD	100		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	01	NONE	100		
Stories	1.	1.	100		
Architectural	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	114	100		114	7,266
BAS	442	100		442	28,170
BAS	990	100		990	63,097
FEP	150	80		120	7,648
FOP	50	30		15	956
FUS	1,066	100		1,066	67,940
UGR	624	45		281	17,909
TOTALS	3,436			3,028	192,987

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 0		350,885	1947	1955	10	0	35.00	55.00	Heated Area: 2612 HX Base Yr	



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	1
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 1		Tax Dist:		
BUILDING MARKET VALUE			192,987	
TOTAL MARKET OB/XF VALUE			1,398	
TOTAL LAND VALUE - MARKET			7,567	
TOTAL MARKET VALUE			201,952	
SOH/AGL Deduction			142,919	
ASSESSED VALUE			59,033	
TOTAL EXEMPTION VALUE	HX HB		34,033	
BASE TAXABLE VALUE			25,000	
TOTAL JUST VALUE			201,952	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			198,571	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
852	ADDN SFR	0	06/04/2008
0000111	ADDN SFR	40	04/28/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0633/0467	9/22/1987	WD Q	Q	I		24,300

GRANTOR: DAUGHTRY LAVINIA
GRANTEE: HILL JAKE JR

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W9 BAS= N6 W19 S6 E19\$ W19 S22 E14 FEP= S10 E15 N10 W15\$ E15 FOP= S10 E5 N10 W5\$ E16 N22 UGR= E24 N26 W24S26\$ BAS= N26 W17 S26 E17\$ W17\$ PTR= N30 FUS= N26 W41 S26 E41\$ S30\$.									

EXTRA FEATURES														491 NW DIXIE AVE, LAKE CITY		
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	0166	CONC,PAVMT	0	100	0	732.00	UT	1.50	1.50	100	1994	1994	3	100	1,098	
2	0120	CLFENCE	4	0	100	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

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	100		*RSF-	390.00	118.00	10,620.00	SF		1.00	1.00	0.95	0.75	0.71	7,567							