

N DIV:COMM SE COR, RUN W 80.4 FT  
 CONT W 75.02 FT, N PARALLEL TO 4  
 TO S LINE OF ALLEY, E ALONG ALLE

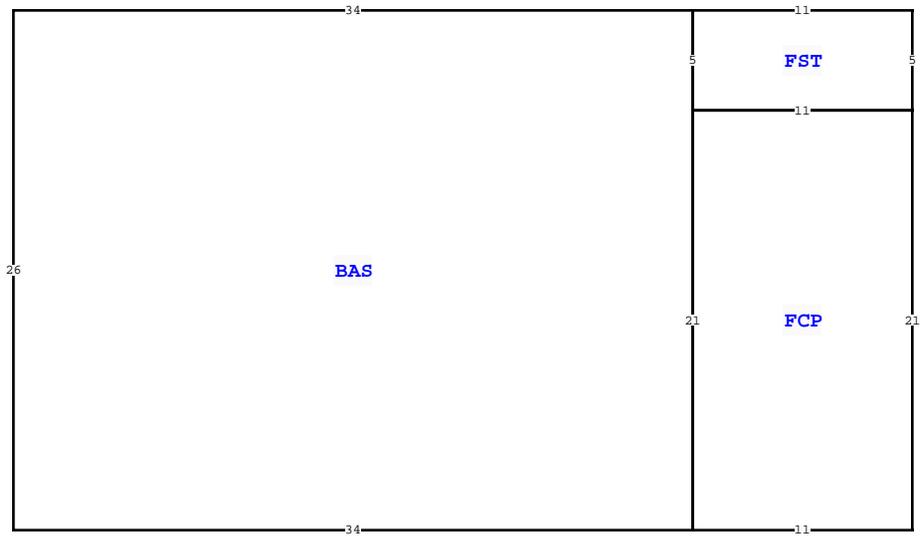
BLACKIE KEITH/BLACKIE SUSAN  
 2031 SW FALLON LN  
 LAKE CITY, FL 32025

**2026**

00-00-00-12204-000  


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	04 SINGLE SID 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floo	09 PINE WOOD 100				
Air Condition	02 WINDOW 100				
Heating Type	02 CONVECTION 100				
Bedrooms	3 100				
Bathrooms	1 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architctual	05 CONV 100				
Units	0 100				
Condition Adj	03 03 100				
Kitchen Adjus	01 01 100				
Quality	04 04				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	830317.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	884	100		884	53,713
FCP	231	25		58	3,524
FST	55	55		30	1,823
TOTALS	1,170			972	59,061

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	972	82.0040	93.48	90,863	1952	1952	0	0	35.00	65.00	
1 SINGLE FAM 0% - 0 Heated Area: 884 HX Base Yr												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		59,061
TOTAL MARKET OB/XF VALUE		100
TOTAL LAND VALUE - MARKET		5,377
TOTAL MARKET VALUE		64,538
SOH/AGL Deduction		0
ASSESSED VALUE		64,538
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		64,538
TOTAL JUST VALUE		64,538
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		63,501

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1268/0365	1/13/2014	TD	U	I	18	9,100
GRANTOR: CLERK OF COURT						
GRANTEE: KEITH & SUSAN BLACK						

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	0166	CONC,PAVMT	0	0	0	0		0.00	100	1985	1985	3	100	100	

384 NW GARNET GLN, LAKE CITY

BUILDING NOTES	

**BUILDING DIMENSIONS**  
 BAS= W34 S26 E34 FCP= E11 N21 W11 S21\$ N21 FST= E11 N5 W11 S5\$ N5\$.

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			0.00	0.00	5,660.00	SF		1.00	1.00	1.00	0.95	0.95	5,377							