W DIV: BEG NE COR OF BLK H, S 20 FT, N 104.11 FT TO S R/W OF MAD INTERS OF N R/W OF ORANGE ST, W

WILLIAMS SOUTHERN RENOVATIONS, LLC
191 NW SCOTT GLN
LAKE CITY, FL 32055

2027

00-00-00-12334-000

BUILDING CHARACTERISTICS

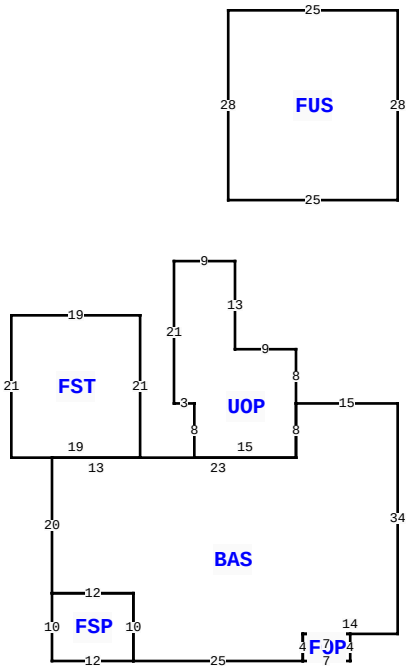
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	06	ASB SHINGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 90
Interior Floo	06	VINYL ASB 10
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	01	NONE 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	04	04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	840317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,474	100		1,474	49,754
FOP	28	30		8	270
FSP	120	40		48	1,620
FST	399	55		219	7,392
FUS	700	100		700	23,628
UOP	381	20		76	2,565
TOTALS	3,102			2,525	85,230

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	2,525	68.1939	75.01	189,400	1935	1935	0	0	20	35.00	45.00

1 SINGLE FAM 0% - 2026 Heated Area: 2174 HX Base Yr



490 NW MADISON ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	85,230
TOTAL MARKET OB/XF VALUE	800
TOTAL LAND VALUE - MARKET	19,250
TOTAL MARKET VALUE	105,280
SOH/AGL Deduction	0
ASSESSED VALUE	105,280
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	105,280
TOTAL JUST VALUE	105,280
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	106,837

PERMIT NUM	DESCRIPTION	AMT	ISSUED
0458	REROOF	15,000	05/14/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1536/798	3/21/2025	WD	Q	I	01	110,000
GRANTOR: WILLIAMSON PAMELA D						
GRANTEE: WILLIAMS SOUTHERN R						
1368/2576	9/07/2018	WD	U	I	18	68,100
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: PAMELA D WILLIAMSON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 UOP= N8 W9 N13 W9 S21 E3 S8 E15 N8$ S8 W23 FST= N21 W19 S21 E19$ W13 S20 FSP= S10 E12 N10 W12$ E12 S10E25 FOP= E7 N4 W7 S4 $ N4 E14 N34$ PTR=N30 FUS= N28 W25 S28E25$ S30$.

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	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	100	
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 800

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	0		*RSF-3	0.00	0.00	25,000.00	SF		1.00	1.00	0.70	1.10	0.77	19,250							

REVIEW DATE 07/11/2025 BY TP Total Acres: 0.57 Total Land Value: 19,250 Market: 0 Agricultural: 0 Common: 19,250 PRINTED 11/17/2026 BY SYS