

W DIV: BEG INTERS OF E LINE  
 ACL RR & N LINE OF W DUVAL ST,  
 RUN E 202.5 FT, N 210 FT, W

VILLAR ANDRES R  
 789 W DUVAL ST  
 LAKE CITY, FL 32055

2026

00-00-00-12413-000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																				VALUATION BY STANDARD Tax Group: 1 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 29,344 TOTAL LAND VALUE - MARKET 128,310 TOTAL MARKET VALUE 157,654 SOH/AGL Deduction 4,398 ASSESSED VALUE 153,256 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 153,256 TOTAL JUST VALUE 157,654 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 139,324											
																				PERMIT NUM DESCRIPTION AMT ISSUED 2247 COMMERCIAL 3,194 03/04/2002											
																				SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 0710/0583 2/08/1990 WD U I CD 0 GRANTOR: BLANCHE VANZANT GRANTEE: ANDRES VILLAR											
																				BLD DATE LGL DATE XF DATE LAND DATE 05/11/2026 MLU INC DATE AG DATE											
EXTRA FEATURES										TOTAL OB/XF										BUILDING NOTES											
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	0169	FENCE/WOOD	0	0	0	0	572.00	UT	7.50	7.50	100	2002	2002	3	100	4,290															
2	0169	FENCE/WOOD	0	0	0	0	73.00	UT	15.00	15.00	100	2002	2002	3	100	1,095															
3	0166	CONC, PAVMT	0	0	0	0	1,545.00	UT	2.00	2.00	100	2002	2002	3	100	3,090															
4	0260	PAVEMENT-A	0	0	0	0	18,972.00	UT	1.10	1.10	100	2002	2002	3	100	20,869															
										TOTAL OB/XF 29,344										BUILDING DIMENSIONS											
LAND DESCRIPTION										TOTAL OB/XF										BUILDING NOTES											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	1001	C	MISC COMMERC	0		*CG	185.00	99.00	18,330.00	SF		1.00	1.00	1.00	7.00	7.00	128,310														
REVIEW DATE 03/03/2026 BY ME Total Acres: 0.42 Total Land Value: 128,310 Market: 0 Agricultural: 0 Common: 128,310 PRINTED 06/22/2026 BY SYS																															