W DIV: E1/2 OF SW1/4 & S1/2 OF SE1/4 ALL IN BLOCK 16.

BURNS JOHN W III
P O BOX 3658
LAKE CITY, FL 32056

2027

00-00-00-12454-000

BUILDING CHARACTERISTICS

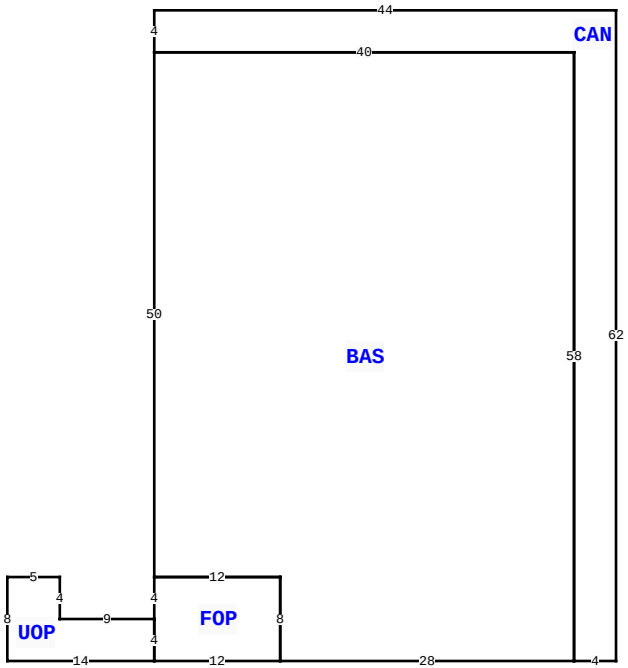
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Ceiling	01	FIN.SUSPD 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		5 100
Frame	03	MASONRY 100
Story Height		8 100
RMS		0 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	1700	OFFICE BLD 1STY
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	2,224	100		2,224	85,102
CAN	408	30		122	4,669
FOP	96	30		29	1,110
UOP	76	20		15	574
TOTALS	2,804			2,390	91,454

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	2,390	103.4250	76.53	182,907	1989	1989	0	0	0	50.00	50.00

1 OFFICE LOW 0% - 0 Heated Area: 2224 HX Base Yr



234 SW MAIN BLVD, LAKE CITY

BLD DATE		LGL DATE	05/11/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	91,454
TOTAL MARKET OB/XF VALUE	3,156
TOTAL LAND VALUE - MARKET	79,511
TOTAL MARKET VALUE	174,121
SOH/AGL Deduction	0
ASSESSED VALUE	174,121
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	174,121
TOTAL JUST VALUE	174,121
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	174,121

XFOB:1:1: WOOD FRAME GARAGE

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1238/0172	5/30/2012	WD	U	I	11	100
GRANTOR: JOHN W & KATHLEEN BUR						
GRANTEE: JOHN W BURNS III						
1238/0170	5/30/2012	WD	U	I	11	100
GRANTOR: JOHN W & KATHLEEN BUR						
GRANTEE: JOHN W BURNS III						

BUILDING NOTES

BUILDING DIMENSIONS

CAN= E4 N62 W44 S4 E40 S58$ BAS= N58 W40 S50 FOP= S4 UOP= W9 N4 W5 S8 E14 N4$ S4 E12 N8 W12$ E12 S8 E28$.

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	16	44	704.00	UT	1.50	1.50	100	1997	1997	3	100	1,056	
2	0166	CONC,PAVMT	0	0	20	70	1,400.00	UT	1.50	1.50	100	1997	1997	3	100	2,100	

LAND DESCRIPTION

TOTAL OB/XF 3,156

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	1700	C	1STORY OFF	0		CG	53.00	120.00	8,925.00	SF		1.00	1.00	1.00	6.50	6.50	58,012							
2	0000	C	VAC RES	0		00	53.00	70.00	3,675.00	SF		1.00	1.00	0.90	6.50	5.85	21,499							

REVIEW DATE 10/31/2016 BY DF Total Acres: 0.29 Total Land Value: 79,511 Market: 0 Agricultural: 0 Common: 79,511 PRINTED 11/16/2026 BY SYS