W DIV: LOT 5 EX E 19 FT & ALL
LOT 6 BLOCK 9 MCFARLANE PARK
S/D EX RD R/W & EX ADD'L RD

MARTIN DAVID W/MARTIN EMILY J
882 SW BAYA DR
LAKE CITY, FL 32025

2027

00-00-00-12584-000

BUILDING CHARACTERISTICS

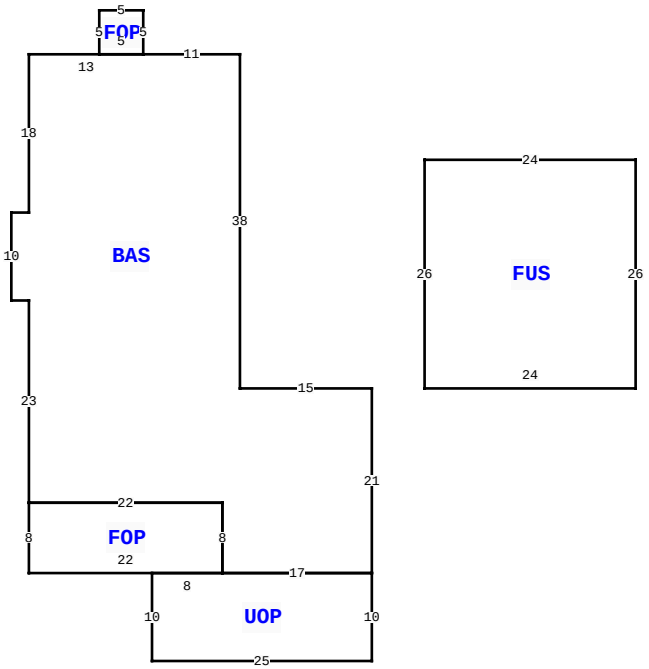
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 50
Interior Wall	05	DRYWALL 50
Interior Floo	12	HARDWOOD 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		6 100
Frame	01	NONE 100
Story Height		10 100
RMS		8 100
Stories	1.5	1.5 100
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	1,575	100		1,575	44,927
FOP	25	30		8	228
FOP	176	30		53	1,512
FUS	624	100		624	17,800
UOP	250	20		50	1,427
TOTALS	2,650			2,310	65,893

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	2,310	77.0910	57.05	131,786	1925	1985	0	0	0	50.00	50.00

1 OFFICE LOW 0% - 0 Heated Area: 2199 HX Base Yr



882 SW BAYA DR, 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	65,893
TOTAL MARKET OB/XF VALUE	5,927
TOTAL LAND VALUE - MARKET	63,350
TOTAL MARKET VALUE	135,170
SOH/AGL Deduction	0
ASSESSED VALUE	135,170
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	135,170
TOTAL JUST VALUE	135,170
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	135,170

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1279/0993	8/08/2014	WD	Q	I	01	149,300
GRANTOR: HABITAT INVESTORS LLC						
GRANTEE: DAVID W & EMILY J M						
1254/0432	5/03/2013	WD	Q	I	05	212,500
GRANTOR: MARTHA O CARTER						
GRANTEE: HABITAT INVESTORS L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 N38 W11 FOP= N5 W5 S5 E5$ W13 S18 W2 S10 E2 S23 FOP= S8 E22 N8 W22$ E22 S8 UOP= W8 S10 E25 N10 W17$ E17 N21$ PTR= E30 FUS= N26 W24 S26 E24$ W30$.

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	12	18	3,951.00	UT	1.50	1.50	100	2001	2001	3	100	5,927	

LAND DESCRIPTION

TOTAL OB/XF 5,927

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		*RSF-2	0.00	0.00	9,050.00	SF		1.00	1.00	1.00	7.00	7.00	63,350							

REVIEW DATE 09/07/2016 BY DF Total Acres: 0.21 Total Land Value: 63,350 Market: 0 Agricultural: 0 Common: 63,350 PRINTED 11/17/2026 BY SYS