C DIV: BEG SE COR, RUN N 160 FT, S 55 FT, W 5 FT, S 105 FT, E 110 BLK 8 EX ANY PORTION DESC IN ORB

CITY OF LAKE CITY
205 N MARION AVE
LAKE CITY, FL 32055

2026

00-00-00-12648-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	8900	MUNICIPAL IMP-EX	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	850317.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

153 NW VETERANS ST, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		0
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		36,818
TOTAL MARKET VALUE		36,818
SOH/AGL Deduction		0
ASSESSED VALUE		36,818
TOTAL EXEMPTION VALUE	04	36,818
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		36,818
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		34,517

SALE:2:1: VAL=$30760. WARDS SER CTR. NEEDED FOR PA

SALE:1:1: 4 PARCELS 12645-000, 12646,000, 12647-00

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20-0020	CIVIC	50	02/05/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1378/2713	2/13/2019	QC	U	I	11	100
GRANTOR: MAGNOLIA TC 2 REO LLC						
GRANTEE: CITY OF LAKE CITY						
1374/1404	12/17/2018	FJ	U	I	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: MAGNOLIA TC 2 REO L						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0000	C	VAC RES	0		*C-CBD	360.00	105.00	18,409.00	SF		1.00	1.00	0.50	4.00	2.00	36,818							

REVIEW DATE 05/12/2026 BY MLU Total Acres: 0.42 Total Land Value: 36,818 Market: 0 Agricultural: 0 Common: 36,818 PRINTED 06/23/2026 BY SYS