C DIV: COMM NE COR, RUN S 20 FT
44.76 FT TO EXT OF COMMON WALL,
N 44.85 FT TO EXT OF COMMON WALL

SCHLITZKUS LISA
118 N MARION AVE
LAKE CITY, FL 32055

2027

00-00-00-12706-000

BUILDING CHARACTERISTICS

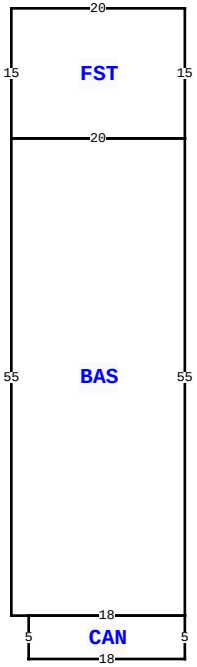
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	01	FLAT 100
Roof Cover	04	BUILT-UP 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		3 100
Frame	03	MASONRY 100
Story Height		12 100
RMS		5 100
Stories	0	0 100
Units		0 100
Condition Adj	02	02 100
Quality	04	04
DOR CODE	1700	OFFICE BLD 1STY
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
BAS	1,100	100		1,100	31,064
CAN	90	30		27	763
FST	300	50		150	4,236
TOTALS	1,490			1,277	36,062

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	1,277	76.3267	56.48	72,125	1900	1950	0	0	0	50.00	50.00

1 OFFICE LOW 0% - 0 Heated Area: 1100 HX Base Yr



134 N MARION AVE, LAKE CITY

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

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	69,615
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	40,500
TOTAL MARKET VALUE	110,115
SOH/AGL Deduction	0
ASSESSED VALUE	110,115
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	110,115
TOTAL JUST VALUE	110,115
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	110,115

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1356/0037	3/13/2018	WD	U	I	11	100
GRANTOR: MARC VANN & PAUL VANN						
GRANTEE: LISA SCHLITZKUS						
0537/0779	5/02/1984	WD	Q	I	01	12,857
GRANTOR: RAYMER LINDA G						
GRANTEE: VANN SAMUEL P JR						

BUILDING NOTES

BUILDING DIMENSIONS

FST= N15 W20 S15 E20$ BAS= W20 S55 E2 CAN= S5 E18 N5 W18$ E18 N55$.

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	1700	C	1STORY OFF	0		*C-CBD	20.00	90.00	1,800.00	SF		1.00	1.00	1.25	8.00	10.00	18,000							
2	1100	C	STORE 1FLR	0		*C-CBD	25.00	90.00	2,250.00	SF		1.00	1.00	1.25	8.00	10.00	22,500							

REVIEW DATE 04/13/2016 BY ME Total Acres: 0.09 Total Land Value: 40,500 Market: 0 Agricultural: 0 Common: 40,500 PRINTED 11/17/2026 BY SYS

C DIV: COMM NE COR, RUN S 20 FT
44.76 FT TO EXT OF COMMON WALL,
N 44.85 FT TO EXT OF COMMON WALL

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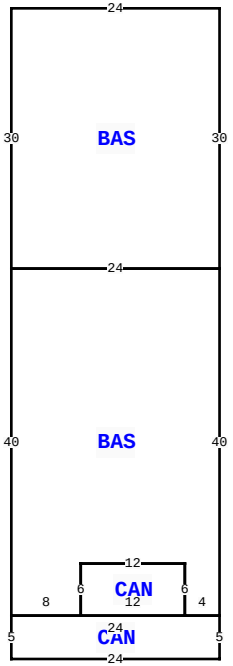
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	02	SHED 100
Roof Cover	04	BUILT-UP 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 100
Ceiling	01	FIN.SUSPD 100
Air Condition	02	WINDOW 100
Heating Type	01	NONE 100
Fixtures		4 100
Frame	03	MASONRY 100
Story Height		12 100
RMS		2 100
Stories	1.	1. 100
Units		0 100
Condition Adj	02	02 100
Quality	05	05
DOR CODE	1700	OFFICE BLD 1STY
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
BAS	720	100		720	14,501
BAS	888	100		888	17,885
CAN	72	30		22	443
CAN	120	30		36	725
TOTALS	1,800			1,666	33,553

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
3500	04	1,666	62.9370	40.28	67,106	1900	1950	0	0	0	50.00	50.00

2 STORE RETL 0% - 0 Heated Area: 1608 HX Base Yr



134 N MARION AVE, LAKE CITY

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

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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 1

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TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	110,115
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INCOME VALUE	
PREVIOUS YEAR MKT VALUE	110,115

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0537/0779	5/02/1984	WD	Q	I	01	12,857
GRANTOR: RAYMER LINDA G						
GRANTEE: VANN SAMUEL P JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N30 W24 S30 E24$ BAS= W24 S40 CAN= S5 E24 N5 W24$ E8
CAN= E12 N6 W12 S6$ N6 E12S6 E4 N40$.

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

REVIEW DATE 04/13/2016 BY ME Total Acres: 0.09 Total Land Value: 40,500 Market: 0 Agricultural: 0 Common: 40,500 PRINTED 11/17/2026 BY SYS