E DIV: LOT 3 GIEBEIG'S ADDITION
595-283, 709-433, 742-056, 753-1

LONG NICOLE ANN/LONG SAMUEL CLAYTON
948 SE BROCK GLN
LAKE CITY, FL 32025

2027

00-00-00-12958-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 07

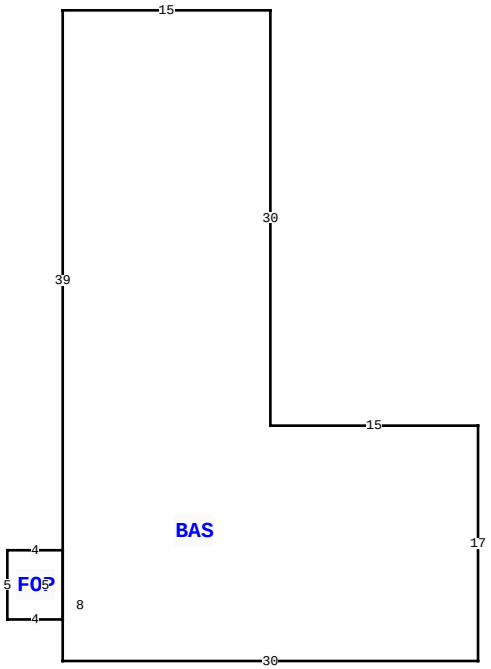
NEIGHBORHOOD/LOC 860317.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	105,890
FOP	20	30		6	662
TOTALS	980			966	106,552

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	966	133.7040	147.07	142,070	1953	2005	0	0	0	25.00	75.00

1 SINGLE FAM 100% - 2023 Heated Area: 960 HX Base Yr 2023



948 SE BROCK GLN, LAKE CITY

BLD DATE		LGL DATE	04/27/2022 MLU
XF DATE		LAND DATE	
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	106,552
TOTAL MARKET OB/XF VALUE	200
TOTAL LAND VALUE - MARKET	7,614
TOTAL MARKET VALUE	114,366
SOH/AGL Deduction	0
ASSESSED VALUE	114,366
TOTAL EXEMPTION VALUE	HX HB DD 61,411
BASE TAXABLE VALUE	52,955
TOTAL JUST VALUE	114,366
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	116,308

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1468/1285	6/07/2022	WD	Q	I	01	126,000
GRANTOR: SIZEMORE MICHAEL P						
GRANTEE: LONG NICOLE ANN						
1454/933	12/06/2021	WD	Q	I	01	67,000
GRANTOR: NELSON STEPHEN JAMES						
GRANTEE: SIZEMORE MICHAEL P						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 S39 FOP= W4 S5 E4 N5$ S8 E30 N17 W15 N30$.

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	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 200

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	0100	C	SFR	100		*RSF	-372.00	120.00	8,015.00	SF		1.00	1.00	1.00	0.95	0.95	7,614							

REVIEW DATE 09/19/2022 BY CP Total Acres: 0.18 Total Land Value: 7,614 Market: 0 Agricultural: 0 Common: 7,614 PRINTED 11/17/2026 BY SYS