E DIV: BEG SE COR, RUN W 65 FT, FT, S 98 FT TO POB, BLOCK 262.

BRIGHT MICHAEL K/BRIGHT CHEROLYN F
180 SE CHURCH AVE
LAKE CITY, FL 32055

2027

00-00-00-13250-000

BUILDING CHARACTERISTICS

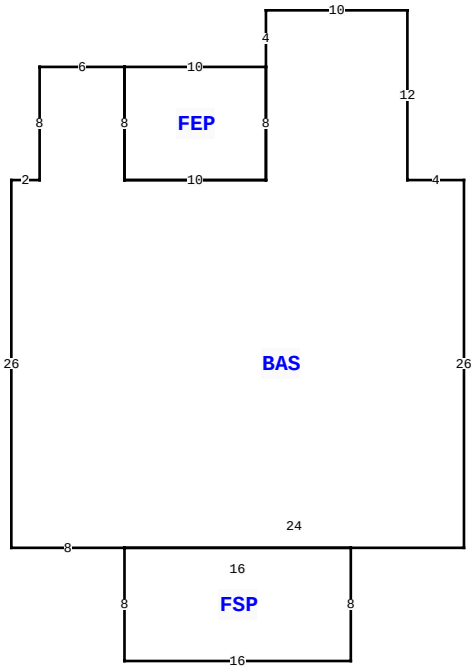
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	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	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	860317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,000	100		1,000	65,345
FEP	80	80		64	4,182
FSP	128	40		51	3,333
TOTALS	1,208			1,115	72,859

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,115	91.3932	100.53	112,091	1900	1900	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1996 Heated Area: 1000 HX Base Yr 1996



180 SE CHURCH AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 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
1	0169	FENCE/WOOD	0	100	0	0	1.00	UT	500.00	500.00	50	0	0	3	50	250	
2	0296	SHED METAL	0	100	10	10	100.00	UT	5.00	5.00	25	1993	1993	3	25	125	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		72,859
TOTAL MARKET OB/XF VALUE		375
TOTAL LAND VALUE - MARKET		9,555
TOTAL MARKET VALUE		82,789
SOH/AGL Deduction		42,026
ASSESSED VALUE		40,763
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		15,763
TOTAL JUST VALUE		82,789
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		84,115

SALE:7:1: IN BLOCK 262, EASTERN DIV

SALE:6:1: DOT IS CHECKING (CHECKED)

SALE:5:1: REPO

SALE:4:1: BLOCK 262 EASTERN DIV -OWNER FINANCE SEE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
158	MAINT/ALTR	50	04/16/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0845/1170	9/09/1997	WD	Q	I	01	0
GRANTOR: SOUTHERLAND						
GRANTEE: BRIGHT						
0829/2185	10/18/1996	WD	Q	I		23,000
GRANTOR: BRIGHT						
GRANTEE: SOUTHERLAND						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W10 S4 FEP= W10S8 E10 N8$ S8 W10N8 W6 S8 W2 S26 E8 FSP= S8 E16 N8 W16$ E24 N26 W4 N12$.

LAND DESCRIPTION

TOTAL OB/XF 375

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	-365.00	98.00	6,370.00	SF		1.00	1.00	1.00	1.50	1.50	9,555							

REVIEW DATE 10/18/2016 BY DF Total Acres: 0.15 Total Land Value: 9,555 Market: 0 Agricultural: 0 Common: 9,555 PRINTED 11/17/2026 BY SYS