E DIV: BEG 100 FT E OF NW COR OF
RUN S 170 FT, E 108 FT, N 169.70
FT TO POB. (BEING A PORTION OF

DOUGLASS BRENDA JOAN
310 SE MONROE ST
LAKE CITY, FL 32025

2026

00-00-00-13306-000

BUILDING CHARACTERISTICS

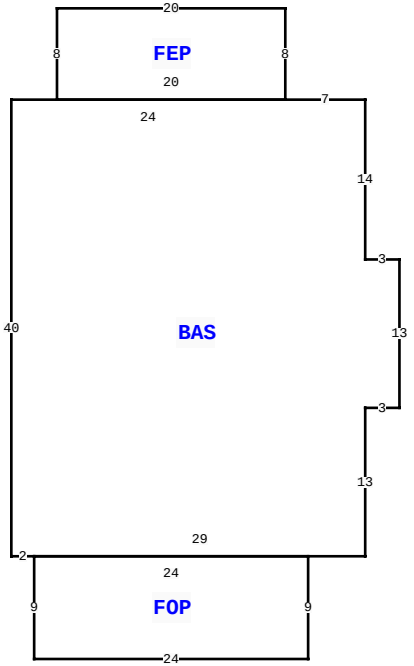
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	03	PLASTER 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	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 06
NEIGHBORHOOD/LOC	860317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,279	100		1,279	89,786
FEP	160	80		128	8,986
FOP	216	30		65	4,563
TOTALS	1,655			1,472	103,334

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,472	96.4260	108.00	158,976	1937	1937	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2016 Heated Area: 1279 HX Base Yr 2016



310 SE MONROE ST, 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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	150	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		103,334
TOTAL MARKET OB/XF VALUE		400
TOTAL LAND VALUE - MARKET		20,846
TOTAL MARKET VALUE		124,580
SOH/AGL Deduction		54,396
ASSESSED VALUE		70,184
TOTAL EXEMPTION VALUE	HX HB	45,184
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		124,580
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		119,577

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2388	DEMOLISH	5	11/03/2011

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1259/0953	8/05/2013	WD	U	I	30	50,000
GRANTOR: LAWRENCE RANDOLPH & H						
GRANTEE: BRENDA JOAN DOUGLAS						
1251/1362	3/19/2013	QC	U	I	30	100
GRANTOR: LAWRENCE RANDOLPH DOU						
GRANTEE: LAWRENCE RANDOLPH &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W7 FEP= N8 W20 S8 E20$W24 S40 E2 FOP= S9 E24 N9 W24$ E29 N13E3 N13 W3 N14$.

LAND DESCRIPTION

TOTAL OB/XF 400

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-1	109.00	170.00	18,530.00	SF		1.00	1.00	0.90	1.25	1.13	20,846							

REVIEW DATE 10/10/2016 BY DF Total Acres: 0.43 Total Land Value: 20,846 Market: 0 Agricultural: 0 Common: 20,846 PRINTED 06/22/2026 BY SYS