E DIV: E1/2 BLOCK 295 AS LIES N

875-514, DC 892-387, WD 892-382,

DEAS-BULLARD PROPERTIES
672 E DUVAL ST
LAKE CITY, FL 32055

2027

00-00-00-13333-000

BUILDING CHARACTERISTICS

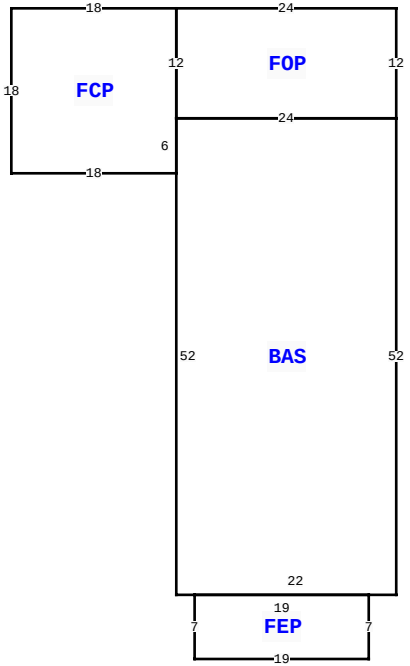
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 70
Interior Wall	04	PLYWOOD 30
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	03	03
DOR CODE	1700	OFFICE BLD 1STY
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	1,248	100		1,248	87,934
FCP	324	25		81	5,707
FEP	133	80		106	7,469
FOP	288	30		86	6,059
TOTALS	1,993			1,521	107,169

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,521	98.5446	108.40	164,876	1938	1938	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1248 HX Base Yr



672 E DUVAL 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	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,500	
2	0294	SHED WOOD/	0	0	18	10	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	
3	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	
4	0262	PRCH,FOP	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	107,169
TOTAL MARKET OB/XF VALUE	2,600
TOTAL LAND VALUE - MARKET	53,625
TOTAL MARKET VALUE	163,394
SOH/AGL Deduction	0
ASSESSED VALUE	163,394
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	163,394
TOTAL JUST VALUE	163,394
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	165,342

PERMIT NUM	DESCRIPTION	AMT	ISSUED
651	MAINT/ALTR	55	03/26/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0892/0382	11/19/1999	WD	Q	I		68,900

GRANTOR: SHIRLEY W THOMAS & RA

GRANTEE: DEAS-BULLARD PROPER

BUILDING NOTES

BUILDING DIMENSIONS

FOP= N12 W24 S12 E24$ BAS= W24 FCP= N12 W18 S18 E18 N6$S52 E2
FEP= S7 E19 N7 W19$ E22 N52$.

LAND DESCRIPTION

TOTAL OB/XF 2,600

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		*CG	100.00	195.00	19,500.00	SF		1.00	1.00	1.00	2.75	2.75	53,625							

REVIEW DATE 03/03/2026 BY JB Total Acres: 0.45 Total Land Value: 53,625 Market: 0 Agricultural: 0 Common: 53,625 PRINTED 11/17/2026 BY SYS