S DIV: LOT 20 OLIVIA ADDITION.
421-519, 935-1540,

TOWNSEND KENNETH R/TOWNSEND KATHIE H
401 SE NANCY AVE
BRANDFORD, FL 32008

2027

00-00-00-13482-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 07

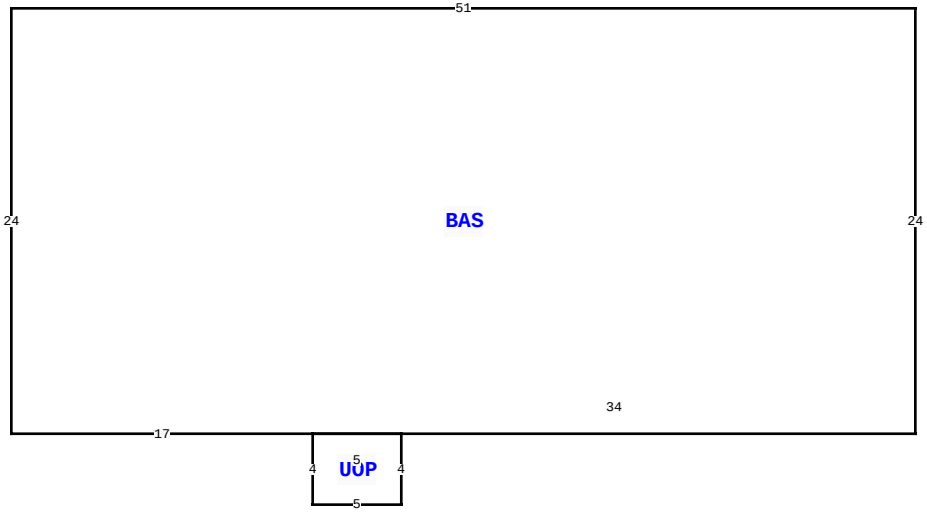
NEIGHBORHOOD/LOC 870317.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,224	100		1,224	77,078
UOP	20	20		4	252
TOTALS	1,244			1,228	77,330

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,228	88.0729	96.88	118,969	1958	1958	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1224 HX Base Yr



377 SE CASTILLO TER, LAKE CITY

BLD DATE | LGL DATE
XF DATE | LAND DATE 04/27/2022 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	0	0	3	100	50	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	77,330
TOTAL MARKET OB/XF VALUE	50
TOTAL LAND VALUE - MARKET	7,885
TOTAL MARKET VALUE	85,265
SOH/AGL Deduction	0
ASSESSED VALUE	85,265
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	85,265
TOTAL JUST VALUE	85,265
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	86,669

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0935/1540	9/14/2001	WD	Q	I		25,000

GRANTOR: LINDA HICKSON BUENAFE

GRANTEE: KENNETH & KATHIE TO

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W51 S24 E17 UOP= S4 E5 N4 W5$ E34 N24$.

LAND DESCRIPTION

TOTAL OB/XF 50

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	0		*RSF-3	0.00	0.00	8,300.00	SF		1.00	1.00	1.00	0.95	0.95	7,885							

REVIEW DATE 12/07/2016 BY RP Total Acres: 0.19 Total Land Value: 7,885 Market: 0 Agricultural: 0 Common: 7,885 PRINTED 11/17/2026 BY SYS