S DIV: LOT 1 BLOCK D OLIVIA ADDI
COR OF LOT 3 BLK D OLIVIA S/D, R
POB, RUN W 70 FT, N 35.54 FT, E

PIERCE RHINA D VILLALTA
202 SW AURORA WAY
LAKE CITY, FL 32025

2026

00-00-00-13523-000

BUILDING CHARACTERISTICS

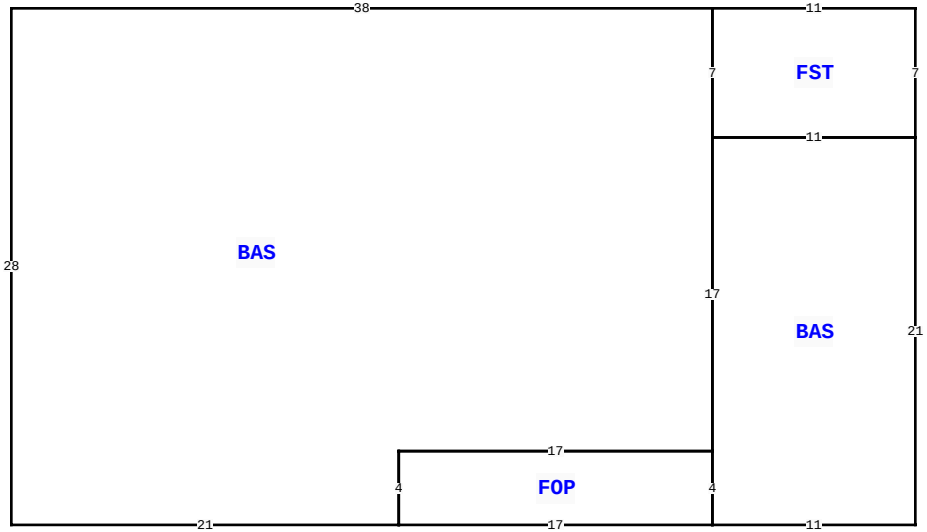
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 90
Exterior Wall	08	WD OR PLY 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
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	870317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	231	100		231	17,456
BAS	996	100		996	75,267
FOP	68	30		20	1,511
FST	77	55		42	3,174
TOTALS	1,372			1,289	97,408

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,289	103.8000	116.26	149,859	1962	1962	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1227 HX Base Yr



1069 SE PEARCE LN, 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	300	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	97,408
TOTAL MARKET OB/XF VALUE	1,500
TOTAL LAND VALUE - MARKET	8,170
TOTAL MARKET VALUE	107,078
SOH/AGL Deduction	0
ASSESSED VALUE	107,078
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	107,078
TOTAL JUST VALUE	107,078
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	107,078

SALE:3:1: LOT 1 BLOCK D OLIVIA ADDITION PERSONAL P

SALE:1:1: LOT 1 BLK D OLIVIA ADD'N 1

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0837/1721	4/08/1997	WD	Q	I		25,700
GRANTOR: GOLDEN SANDS FAMILY T						
GRANTEE: VILLALTA						
0830/1901	11/12/1996	CT	U	I	11	1,000
GRANTOR: CLERK OF COURT						
GRANTEE: DAVID & CAROLYN MIK						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W38 S28 E21 FOP= E17 N4W17S4$ N4 E17 BAS= S4 E11 N21W11 S17$ N17 FST= E11 N7 W11 S7$ N7$.

LAND DESCRIPTION

TOTAL OB/XF 1,500

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	8,600.00	SF		1.00	1.00	1.00	0.95	0.95	8,170							

REVIEW DATE 12/07/2016 BY RP Total Acres: 0.20 Total Land Value: 8,170 Market: 0 Agricultural: 0 Common: 8,170 PRINTED 06/26/2026 BY SYS