S DIV: LOT 3 BLOCK 1 ISABELLA GA
375-202, 875-1255, QC 1312-2143,

MISINEC RONALD/MISINEC SUSAN
625 SE PUTNAM ST
LAKE CITY, FL 32025

**2026**

**00-00-00-13603-000**

## BUILDING CHARACTERISTICS

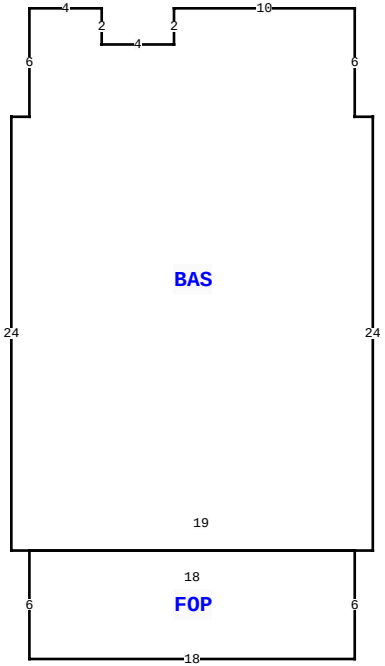
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 04 | SINGLE SID 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 01 | MINIMUM 100 |
| Interior Wall | 02 | WALL BD/WD 100 |
| Interior Floo | 09 | PINE WOOD 100 |
| Air Condition | 02 | WINDOW 100 |
| Heating Type | 03 | FORCED AIR 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 06 |
| NEIGHBORHOOD/LOC | 32317.260 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 580 | 100 | | 580 | 26,103 |
| FOP | 108 | 30 | | 32 | 1,440 |
| TOTALS | 688 | | | 612 | 27,544 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 612 | 61.8192 | 69.24 | 42,375 | 1938 | 1938 | 0 | 0 | 0 | 35.00 | 65.00 |

1 SINGLE FAM 0% - 0 Heated Area: 580 HX Base Yr




620 SE PUTNAM ST, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/12/2026 MLU |
| INC DATE | | AG DATE | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 1 | Tax Dist: |
| BUILDING MARKET VALUE | 27,544 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 9,075 |
| TOTAL MARKET VALUE | 36,619 |
| SOH/AGL Deduction | 686 |
| ASSESSED VALUE | 35,933 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 35,933 |
| TOTAL JUST VALUE | 36,619 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 33,292 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1445/124 | 8/11/2021 | QC | U | I | 11 | 100 |
| GRANTOR: MISINOC RONALD AKA RO | | | | | | |
| GRANTEE: MISINEC RONALD | | | | | | |
| 1312/2143 | 4/05/2016 | QC | U | I | 11 | 100 |
| GRANTOR: DONALD M TALBERT | | | | | | |
| GRANTEE: RONALD MISINOC | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W1 N6 W10 S2 W4 N2 W4 S6W1 S24 E1 FOP= S6 E18 N6 W18$E19 N24$.

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | | | | | | |

## LAND DESCRIPTION

TOTAL OB/XF 0

| 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-1 | 55.00 | 110.00 | 6,050.00 | SF | | 1.00 | 1.00 | 1.00 | 1.50 | 1.50 | 9,075 | | | | | | | |

REVIEW DATE 10/11/2016 BY DF Total Acres: 0.14 Total Land Value: 9,075 Market: 0 Agricultural: 0 Common: 9,075 PRINTED 06/10/2026 BY SYS