S DIV: W 47 FT OF LOTS 12 & 15 B
GARDENS S/D.

WILLIAMS DUSTIN DAVID/JORDAN SAMANTHA
607 SE CAMP ST
LAKE CITY, FL 32025

2027

00-00-00-13608-000

BUILDING CHARACTERISTICS

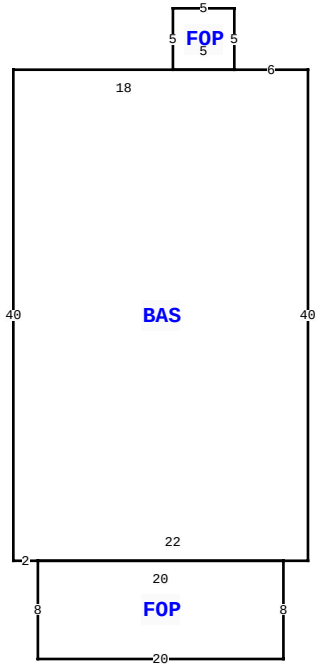
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	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		32317.260 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	77,813
FOP	25	30		8	649
FOP	160	30		48	3,891
TOTALS	1,145			1,016	82,352

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,016	113.3600	124.70	126,695	1948	1985	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2023 Heated Area: 960 HX Base Yr



607 SE CAMP 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	82,352
TOTAL MARKET OB/XF VALUE	800
TOTAL LAND VALUE - MARKET	13,612
TOTAL MARKET VALUE	96,764
SOH/AGL Deduction	0
ASSESSED VALUE	96,764
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	96,764
TOTAL JUST VALUE	96,764
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	98,256

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045577	Roof Replacement	8,780	09/28/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1479/944	11/07/2022	WD	Q	I	01	115,000
GRANTOR: GERMAIN JOHN M						
GRANTEE: WILLIAMS DUSTIN DAV						
1470/2303	6/29/2022	LE	U	I	14	100
GRANTOR: GERMAIN JOHN M JR						
GRANTEE: GERMAIN JOHN M JR (						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W6 FOP= N5 W5 S5 E5 $ W18 S40 E2 FOP= S8 E20 N8 W20$ E22 N40$.

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	500	
2	0258	PATIO	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 800

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	165.00	9,075.00	SF		1.00	1.00	1.00	1.50	1.50	13,612							

REVIEW DATE 02/01/2023 BY CP Total Acres: 0.21 Total Land Value: 13,612 Market: 0 Agricultural: 0 Common: 13,612 PRINTED 11/17/2026 BY SYS