S DIV: LOT 6 BLOCK 301 LESLIE S/
818-2275, 822-109-115, WD 1557-4

MILLS JOSEPHINE HANCOCK
579 SE BAYA DR
LAKE CITY, FL 32025

2027

00-00-00-13675-000

BUILDING CHARACTERISTICS

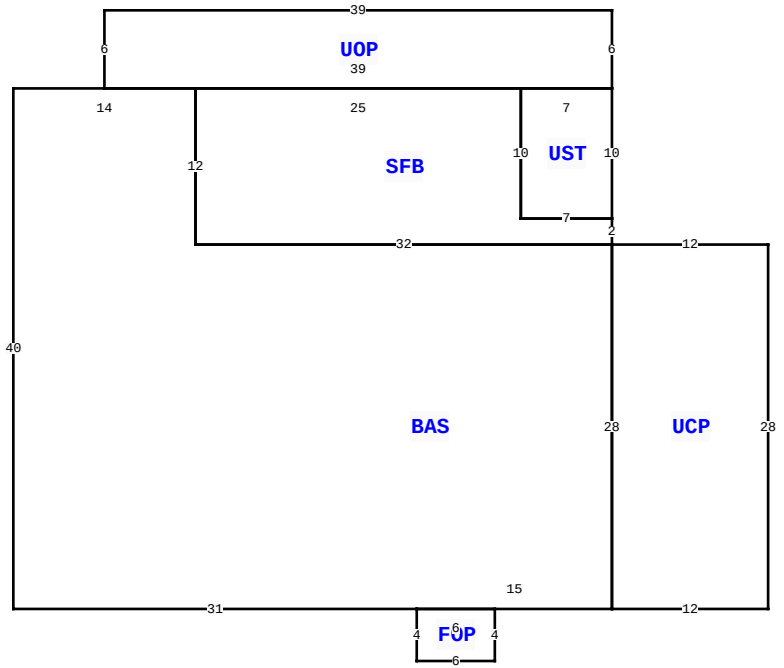
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 50
Interior Floo	15	HARDTILE 50
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	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	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	870317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100		1,456	77,254
FOP	24	30		7	371
SFB	314	80		251	13,318
UCP	336	20		67	3,555
UOP	234	20		47	2,494
UST	70	45		32	1,698
TOTALS	2,434			1,860	98,691

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,860	74.2050	81.63	151,832	1945	1945	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2026 Heated Area: 1770 HX Base Yr 2026



579 SE BAYA DR, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		98,691
TOTAL MARKET OB/XF VALUE		2,700
TOTAL LAND VALUE - MARKET		30,690
TOTAL MARKET VALUE		132,081
SOH/AGL Deduction		0
ASSESSED VALUE		132,081
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		80,670
TOTAL JUST VALUE		132,081
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		133,870

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1557/476	12/19/2025	WD	Q	I	01	150,000
GRANTOR: SLOAN DONALD J						
GRANTEE: MILLS JOSEPHINE HAN						
0822/0115	5/15/1996	WD	Q	I	03	42,000
GRANTOR: DEBRA SLOAN, AMY BARN						
GRANTEE: DONALD & DEBRA SLOA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W32 N12 W14 S40 E31 FOP= S4 E6 N4 W6$ E15 UCP= E12 N28 W12 S28$ N28$ SFB= N2 UST= N10 UOP= N6 W39 S6 E39$ W7 S10 E7$ W7 N10 W25 S12 E32$.

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	0296	SHED METAL	0	100	12	20	240.00	UT	5.00	5.00	50	1993	1993	3	50	600	
2	0294	SHED WOOD/	0	100	10	20	200.00	UT	7.50	7.50	100	1993	1993	3	100	1,500	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 2,700

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	100		*RO	0.00	0.00	11,160.00	SF		1.00	1.00	1.00	2.75	2.75	30,690							

REVIEW DATE 01/15/2026 BY TP Total Acres: 0.26 Total Land Value: 30,690 Market: 0 Agricultural: 0 Common: 30,690 PRINTED 11/17/2026 BY SYS