

S DIV: BEG SE COR OF BLOCK 302,  
THE NW COR OF CAMP & CHURCH ST,  
211 FT, S 115.33 FT, E 211 FT TO

EKRE OF FL, LLC  
PO BOX 818081  
CLEVELAND, OH 44181

**2026**

00-00-00-13771-000

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.1	1.100
Architectual Units	05	CONV 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,507	102.9888	117.41	294,347	1969	1969	0	0	35.00	65.00

1 SINGLE FAM 0% - 2025 Heated Area: 1914 HX Base Yr

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,914	100		1,914	146,070
FGR	440	55		242	18,468
FOP	112	30		34	2,595
FSP	600	40		240	18,316
FST	140	55		77	5,877
<b>TOTALS</b>	<b>3,206</b>			<b>2,507</b>	<b>191,326</b>

L N	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	400	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	
3	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	800	

EXTRA FEATURES		404 SE CHURCH AVE, LAKE CITY	
BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0133	C	SFR LAKE	0		00	0.00	0.00	17,575.00	SF		1.00	1.00	1.00	1.75	1.75	30,756							
2	9520	C	LAKE	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	25.00	25.00	25							

TOTAL OB/XF		1,500	
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COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	Tax Group: 1	Tax Dist:	STANDARD
BUILDING MARKET VALUE			191,326
TOTAL MARKET OB/XF VALUE			1,500
TOTAL LAND VALUE - MARKET			30,781
TOTAL MARKET VALUE			223,607
SOH/AGL Deduction			0
ASSESSED VALUE			223,607
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			223,607
TOTAL JUST VALUE			223,607
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			220,249

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045096	Roof Replacement	14,000	08/03/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1519/107	7/10/2024	WD	Q	I	01	238,000

GRANTOR: COLLINS JOANN  
GRANTEE: EKRE OF FL, LLC

1310/1760	12/18/2015	WD	Q	I	01	120,000
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GRANTOR: JAMES D MURVINE & ANN  
GRANTEE: JOANN COLLINS

BUILDING NOTES	
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BUILDING DIMENSIONS	
FSP= N12 W50S12E50\$BAS= W66 FST= W20 S7 E20 N7\$ S7 FGR= W20 S22 E20 N22\$ S22 E24 FOP= S8 E14 N8 W14\$ E42 N29\$.	