S DIV: LOTS 1, 8 & 9 BLOCK E CHA
807-2400, DC 914-2262, 914-2263,

LYDICK CHRISTOPHER MICHAEL
268 SE CAMP ST
LAKE CITY, FL 32025

2027

00-00-00-13799-000

BUILDING CHARACTERISTICS

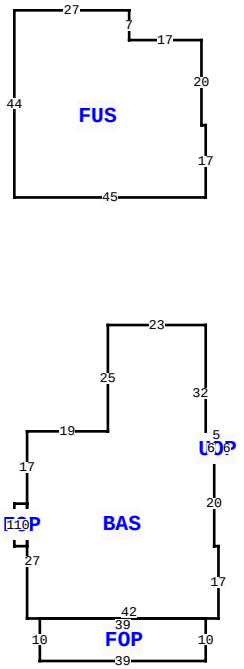
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		4 100
Frame	01	NONE 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	04	04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	32317.060	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,514	100		2,514	182,268
FOP	30	30		9	653
FOP	390	30		117	8,483
FUS	1,834	100		1,834	132,967
UOP	30	20		6	435
TOTALS	4,798			4,480	324,804

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,480	101.3959	111.54	499,699	1906	1906	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2027 Heated Area: 4348 HX Base Yr 2027



268 SE CAMP ST, LAKE CITY

BLD DATE		LGL DATE	05/12/2026 MLU
XF DATE		LAND DATE	
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	0011	BARN,BLK A	0	100	27	40	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	
2	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	400	
3	0030	BARN,MT	0	100	32	30	960.00	UT	9.00	9.00	100	2011	2011	3	100	8,640	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		324,804
TOTAL MARKET OB/XF VALUE		11,340
TOTAL LAND VALUE - MARKET		22,521
TOTAL MARKET VALUE		358,665
SOH/AGL Deduction		0
ASSESSED VALUE		358,665
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		307,254
TOTAL JUST VALUE		358,665
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		364,548

PERMIT NUM	DESCRIPTION	AMT	ISSUED
0718	REROOF	30,000	09/09/2025
44	MAINT/ALTR	50	01/30/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1574/2091	8/07/2026	WD	Q	I	01	300,000
GRANTOR: JOHNSON DAWN						
GRANTEE: LYDICK CHRISTOPHER						
1180/1734	9/11/2009	QC	Q	I	01	180,000
GRANTOR: DEUTSCHE BANK NAT'L T						
GRANTEE: DAWN JOHNSON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 S25 W19 S17 FOP= W3S10 E3 N10$ S27 E3 FOP= S10 E39 N10 W39$ E42 N17 W1 N20 UOP= E3 N6 W5 S6 E2$ W2 N32$ PTR=N30
FUS= N17 W1 N20 W17 N7 W27 S44 E45$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 11,340

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		00	0.00	0.00	10,724.00	SF		1.00	1.00	0.70	1.00	0.70	7,507							
2	0100	C	SFR	100		00	0.00	0.00	10,724.00	SF		1.00	1.00	0.70	1.00	0.70	7,507							
3	0100	C	SFR	100		00	0.00	0.00	10,724.00	SF		1.00	1.00	0.70	1.00	0.70	7,507							

REVIEW DATE 10/10/2016 BY DF Total Acres: 0.74 Total Land Value: 22,521 Market: 0 Agricultural: 0 Common: 22,521 PRINTED 11/17/2026 BY SYS