S DIV: LOTS 7 & 8 RE SURVEY OF B
S/D.

GONZALES LEESA M/GONZALES TITO E
272 SE BROWN ST
LAKE CITY, FL 32025

2027

00-00-00-13807-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	18	CEMENT BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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

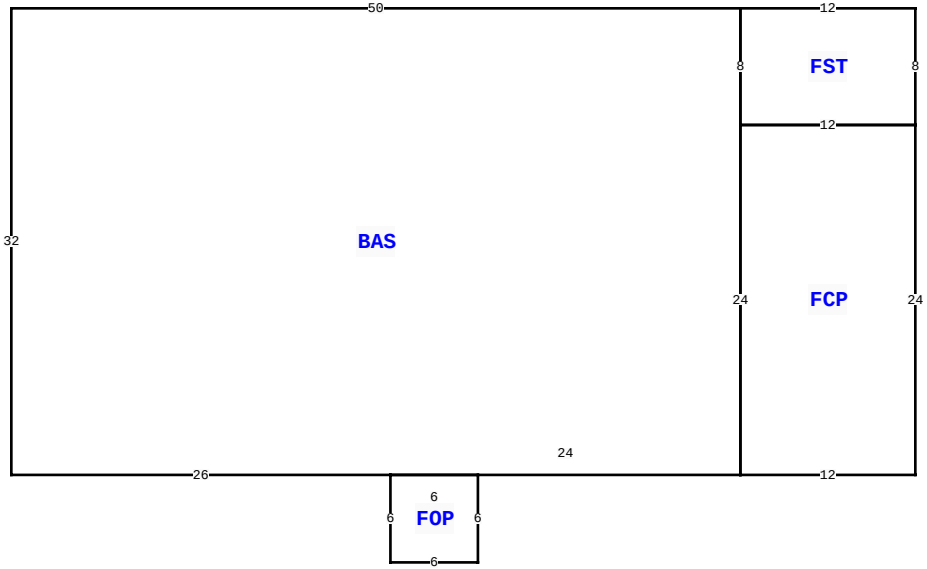
NEIGHBORHOOD/LOC 32317.060 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,600	100		1,600	132,517
FCP	288	25		72	5,963
FOP	36	30		11	911
FST	96	55		53	4,389
TOTALS	2,020			1,736	143,781

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,736	115.8360	127.42	221,201	1960	1975	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1999 Heated Area: 1600 HX Base Yr 1999



272 SE BROWN ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	250	
2	0296	SHED METAL	0	100	14	30	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000	
3	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	400	
4	0140	CLFENCE 6	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	600	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	
6	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	400	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		143,781
TOTAL MARKET OB/XF VALUE		2,850
TOTAL LAND VALUE - MARKET		12,480
TOTAL MARKET VALUE		159,111
SOH/AGL Deduction		66,841
ASSESSED VALUE		92,270
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		40,859
TOTAL JUST VALUE		159,111
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		161,729

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1505/2705	1/09/2024	WD	U	I	11	100
GRANTOR: GONZALES LEESA M AKA						
GRANTEE: GONZALES LEESA M						
0857/2073	4/30/1998	WD	Q	I		60,000
GRANTOR: MARY ANN PHILPOT						
GRANTEE: JESSE & LEESA ROBER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W50 S32 E26 FOP= S6 E6 N6 W6$ E24 FCP= E12 N24 W12 S24$
N24 FST= E12 N8 W12 S8$ N8$.

LAND DESCRIPTION

TOTAL OB/XF 2,850

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	12,480.00	SF		1.00	1.00	1.00	1.00	1.00	12,480							

REVIEW DATE 10/27/2016 BY DF Total Acres: 0.29 Total Land Value: 12,480 Market: 0 Agricultural: 0 Common: 12,480 PRINTED 11/17/2026 BY SYS