S DIV: A STRIP OF LAND 50 FT WID
LOTS 10, 11, 12 & S 1/2 OF LOT 1
ASHURST S/D.

BELL KATHLEEN
175 SW BROWN ST
LAKE CITY, FL 32025

2027

00-00-00-13851-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	2.	2. 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

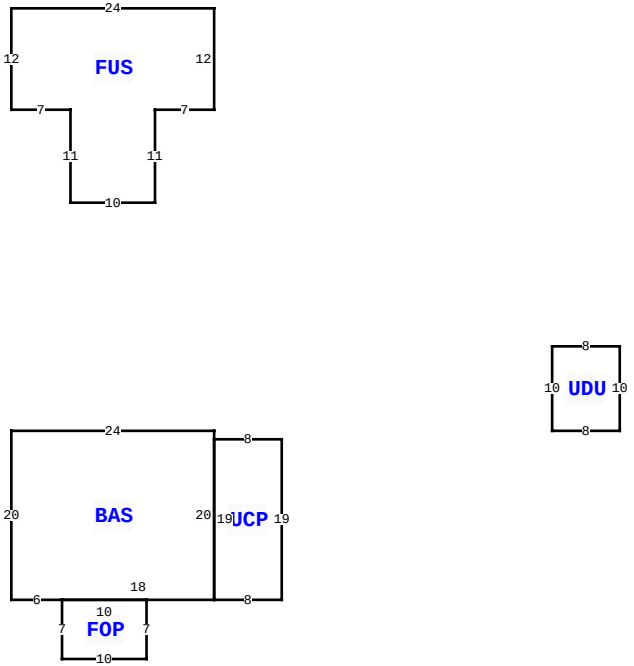
NEIGHBORHOOD/LOC 870317.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	480	100		480	30,404
FOP	70	30		21	1,330
FUS	398	100		398	25,210
UCP	152	20		30	1,901
UDU	80	55		44	2,787
TOTALS	1,180			973	61,632

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	973	88.5881	97.45	94,819	1939	1950	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2024 Heated Area: 878 HX Base Yr



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

175 SW BROWN ST, LAKE CITY

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	61,632
TOTAL MARKET OB/XF VALUE	800
TOTAL LAND VALUE - MARKET	16,875
TOTAL MARKET VALUE	79,307
SOH/AGL Deduction	0
ASSESSED VALUE	79,307
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	79,307
TOTAL JUST VALUE	79,307
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	80,427

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3301	ADDN SFR	50	06/24/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1486/2438	3/20/2023	PB	U	I	18	0
GRANTOR: CLERK OF COURT (BELL						
GRANTEE: BELL KATHLEEN						
0809/1334	8/21/1995	PR	U	I	12	10,000
GRANTOR: JOYCE WATKINS PR FOR						
GRANTEE: GARY F & VERONICA D						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S20 E6 FOP= S7 E10 N7 W10$ E18 UCP= E8 N19 W8 S19$ N20$ PTR=N50 FUS= W24 S12 E7 S11E10 N11E7 N12$ S50 PTR= E40 UDU= E8 N10 W8 S10$W40$.

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	1993	1993	3	100	200	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
3	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	

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		*RO	50.00	90.00	4,500.00	SF		1.00	1.00	1.50	2.50	3.75	16,875							

REVIEW DATE 10/26/2016 BY DF Total Acres: 0.10 Total Land Value: 16,875 Market: 0 Agricultural: 0 Common: 16,875 PRINTED 11/16/2026 BY SYS