S DIV: LOT 3 BLOCK A MELTONS S/D
310-116.

WESLEY MEMORIAL UNITED METHODIST CHURCH OF LAKE CI
1272 SW MCFARLANE AVE
LAKE CITY, FL 32025

2026

00-00-00-13928-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

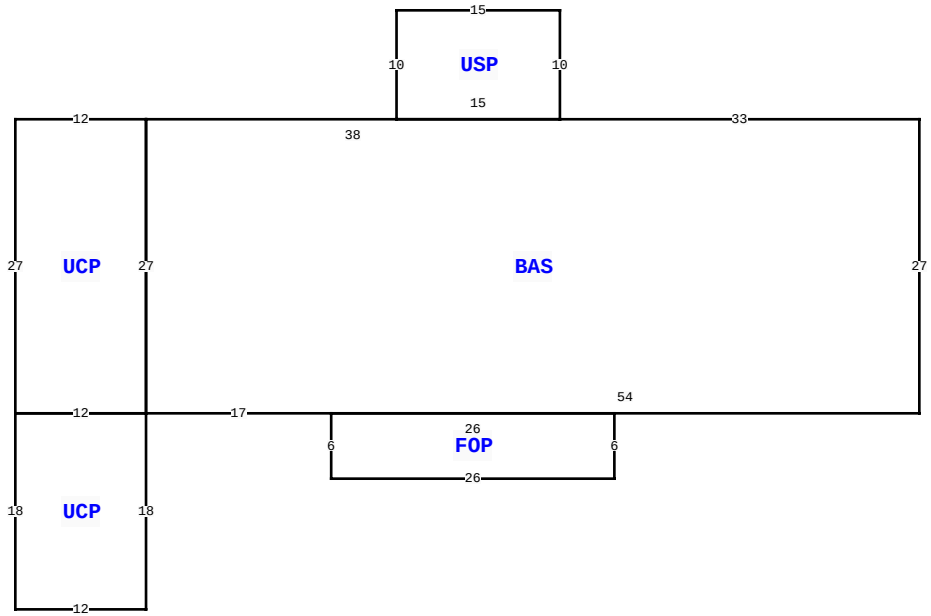
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 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	7100	CHURCHES-EX
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	1,917	100		1,917	82,527
FOP	156	30		47	2,024
UCP	216	20		43	1,851
UCP	324	20		65	2,799
USP	150	35		52	2,239
TOTALS	2,763			2,124	91,438

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
9100	01	2,124	110.3860	86.10	182,876	1962	1962	0	0	0	50.00	50.00

1 CHURCH 0% - 0 Heated Area: 1917 HX Base Yr



434 SW LAKEVIEW AVE, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		91,438
TOTAL MARKET OB/XF VALUE		830
TOTAL LAND VALUE - MARKET		30,240
TOTAL MARKET VALUE		122,508
SOH/AGL Deduction		6,469
ASSESSED VALUE		116,039
TOTAL EXEMPTION VALUE	02	116,039
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		122,508
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		106,220

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W33 USP= N10 W15 S10 E15$ W38 UCP= W12 S27 UCP= S18 E12 N18 W12$ E12 N27$ S27 E17 FOP= S6 E26 N6 W26$E54 N27$.

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	0	0	3	100	530	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 830

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	7100	C	CHURCH	0		*RSF-2	0.00	0.00	15,120.00	SF		1.00	1.00	1.00	2.00	2.00	30,240							

REVIEW DATE 09/08/2016 BY DF Total Acres: 0.35 Total Land Value: 30,240 Market: 0 Agricultural: 0 Common: 30,240 PRINTED 05/12/2026 BY SYS