S DIV: LOT 4 MELTON ANNEX.

302-296, DC 706-32, LE 844-160,

401 SW WALL LLC
828 SW GODBOLD AVE
LAKE CITY, FL 32024

2027

00-00-00-13967-000

BUILDING CHARACTERISTICS

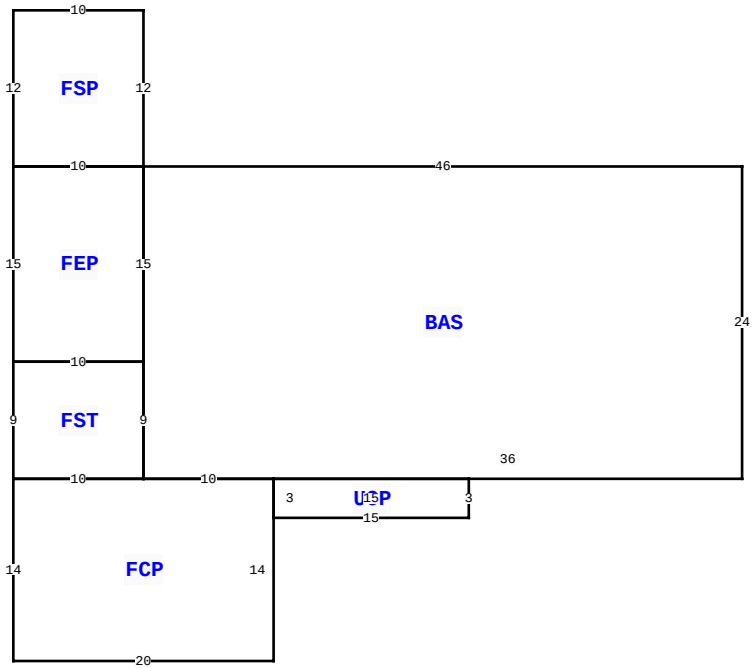
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	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	870317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,104	100		1,104	88,803
FCP	280	25		70	5,631
FEP	150	80		120	9,653
FSP	120	40		48	3,861
FST	90	55		50	4,022
UOP	45	20		9	724
TOTALS	1,789			1,401	112,693

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,401	112.5000	123.75	173,374	1963	1963	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2025 Heated Area: 1104 HX Base Yr



401 SW WALL TER, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	112,693
TOTAL MARKET OB/XF VALUE	1,055
TOTAL LAND VALUE - MARKET	10,575
TOTAL MARKET VALUE	124,323
SOH/AGL Deduction	0
ASSESSED VALUE	124,323
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	124,323
TOTAL JUST VALUE	124,323
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	126,372

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047797	Electrical Servic	0	07/31/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1519/2385	7/24/2024	WD	U	I	11	100
GRANTOR: COCHRANE SHAWNE						
GRANTEE: 401 SW WALL LLC						
1386/1126	6/11/2019	QC	U	I	11	0
GRANTOR: SHAWNE BOYLE HUNT AKA						
GRANTEE: SHAWNE COCHRANE & J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W46 FSP= N12 W10 S12 E10$ FEP= W10 S15 E10 N15$ S15 FST= W10 S9 E10 N9 $ S9 FCP= W10 S14 E20 N14 W10$ E10UOP= S3 E15 N3 W15$ E36 N24$.

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	375	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	400	
3	0296	SHED METAL	0	0	8	10	80.00	UT	3.50	3.50	100	1993	1993	3	100	280	

LAND DESCRIPTION

TOTAL OB/XF 1,055

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		*RSF-2	0.00	0.00	14,100.00	SF		1.00	1.00	0.75	1.00	0.75	10,575							

REVIEW DATE 12/02/2024 BY SYS Total Acres: 0.32 Total Land Value: 10,575 Market: 0 Agricultural: 0 Common: 10,575 PRINTED 11/17/2026 BY SYS