S DIV: LOTS 8 & 9 REPLAT OF BLOC
S/D.

SOUZA GORDAN/SOUZA CAMILLE
319 SW SHORT LN
LAKE CITY, FL 32025

2027

00-00-00-14003-000

BUILDING CHARACTERISTICS

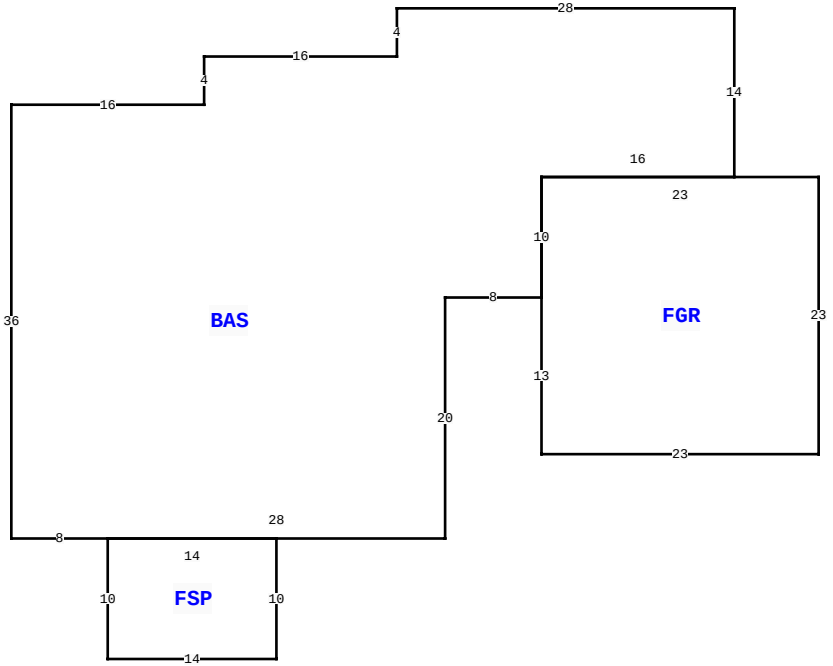
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	06	VINYL ASB 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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		32317.140 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,808	100		1,808	100,878
FGR	529	55		291	16,236
FSP	140	40		56	3,124
TOTALS	2,477			2,155	120,239

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	2,155	112.7140	123.99	267,198	1951	1951	0	0	20	35.00	45.00

1 SINGLE FAM 100% - 2025 Heated Area: 1808 HX Base Yr 2025



319 SW SHORT LN, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 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		120,239
TOTAL MARKET OB/XF VALUE		2,068
TOTAL LAND VALUE - MARKET		31,450
TOTAL MARKET VALUE		153,757
SOH/AGL Deduction		0
ASSESSED VALUE		153,757
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		102,346
TOTAL JUST VALUE		153,757
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		155,939

LAND:1:1: 40,090 SF

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1574/2318	8/12/2026	QC	U	I	11	100
GRANTOR: SOUZA GORDON						
GRANTEE: SOUZA GORDAN						
1521/47	8/08/2024	WD	Q	I	05	200,000
GRANTOR: WALKER ALETHIA R						
GRANTEE: SOUZA GORDON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 S4 W16 S4 W16 S36 E8 FSP= S10 E14 N10 W14$ E28 N20E8
FGR= S13 E23 N23 W23 S10$ N10 E16 N14 $.

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	700	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
3	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
4	0083	DOCK-LAKE	0	100	4	20	80.00	UT	11.50	11.50	100	2003	2003	3	40	368	
5	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2003	2003	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 2,068

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		RSF-2	0.00	0.00	2.00	LT		1.00	1.00	0.85	18,500.00	15,725.00	31,450							

REVIEW DATE 10/24/2024 BY TP Total Acres: 0.99 Total Land Value: 31,450 Market: 0 Agricultural: 0 Common: 31,450 PRINTED 11/17/2026 BY SYS