S DIV: SW 12.5 FT LOT 4 & LOT 5
VILLAS S/D.

J.C. LAW SPECIAL NEEDS TRUST (THIRD PARTY TRUST) D
811 SW EL PRADO AVE
LAKE CITY, FL 32025

2027

00-00-00-14021-000

BUILDING CHARACTERISTICS

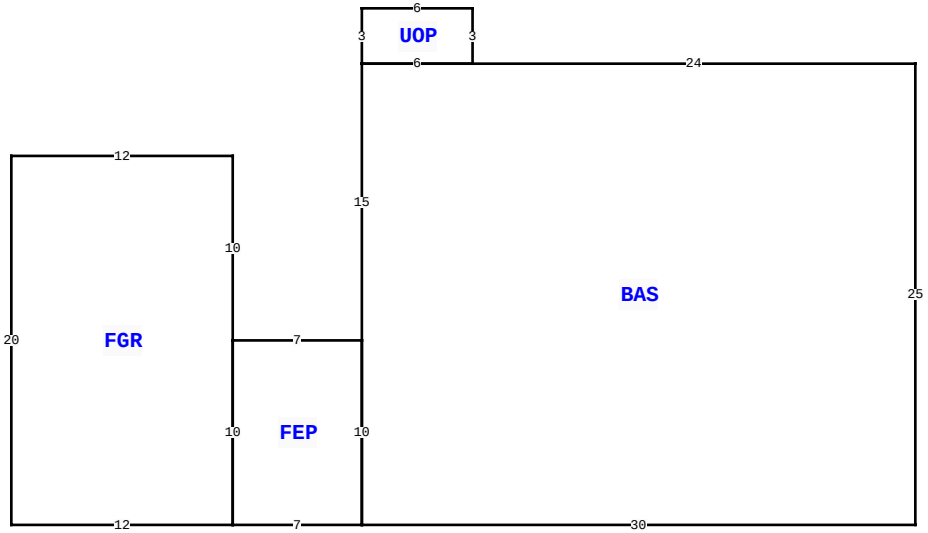
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	750	100		750	57,798
FEP	70	80		56	4,315
FGR	240	55		132	10,173
UOP	18	20		4	308
TOTALS	1,078			942	72,595

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	942	107.7840	118.56	111,684	1948	1980	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2023 Heated Area: 750 HX Base Yr 2023



811 SW EL PRADO AVE, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 MLU
XF DATE		LAND DATE	
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	1993	1993	3	100	300	
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		72,595
TOTAL MARKET OB/XF VALUE		600
TOTAL LAND VALUE - MARKET		20,350
TOTAL MARKET VALUE		93,545
SOH/AGL Deduction		0
ASSESSED VALUE		93,545
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		42,134
TOTAL JUST VALUE		93,545
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		94,867

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1478/1118	10/13/2022	WD	U	I	11	100
GRANTOR: STETZER JEAN						
GRANTEE: J.C. LAW SPECIAL NE						
1470/1163	6/29/2022	WD	U	I	16	62,500
GRANTOR: PETERS AUSTIN MICHAEL						
GRANTEE: STETZER JEAN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 UOP= N3 W6 S3 E6$ W6 S15 FEP= W7 FGR= N10 W12 S20 E12 N10$ S10 E7 N10$ S10 E30 N25$.

LAND DESCRIPTION

TOTAL OB/XF 600

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	88.00	155.00	1.00	LT		1.00	1.00	1.10	18,500.00	20,350.00	20,350							

REVIEW DATE 10/24/2016 BY DF Total Acres: 0.31 Total Land Value: 20,350 Market: 0 Agricultural: 0 Common: 20,350 PRINTED 11/17/2026 BY SYS