

S DIV: LOTS 7, 8 & 9 BLOCK 3
 BAYA S/D (BLOCK 325) & ALSO
 S1/2 OF SAINT GEORGE ST (NOW

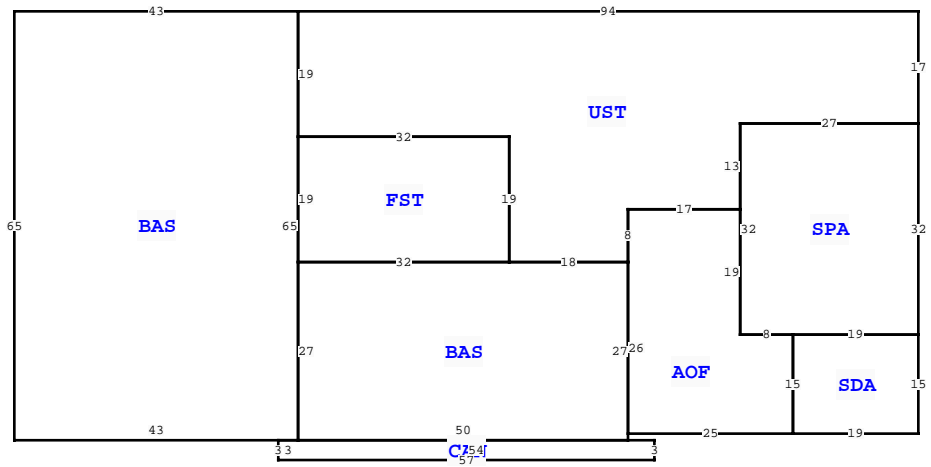
SOTRES LEOPOLDO/SOTRES LILLIAN
 196 SW BRENTWOOD WAY
 LAKE CITY, FL 32024

2026

00-00-00-14129-000

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	15 CONC BLOCK 100				
Roof Structur	04 WOOD TRUSS 100				
Roof Cover	04 BUILT-UP 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 70				
Interior Floor	15 HARDTILE 30				
Ceiling	02 F.NOT SUS 100				
Air Condition	06 ENG CENTRL 100				
Heating Type	09 ENG F AIR 100				
Fixtures	13 100				
Frame	03 MASONRY 100				
Story Height	18 100				
RMS	19 100				
Stories	1. 100				
Units	0 100				
Condition Adj	03 03 100				
Quality	05 05				
DOR CODE	1200MXD RES/OFF/STO				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	32317.050 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	698	110		768	20,894
BAS	1,350	100		1,350	36,727
BAS	2,795	100		2,795	76,038
CAN	171	30		51	1,388
FST	608	50		304	8,271
SDA	285	110		314	8,543
SPA	864	85		734	19,969
UST	2,261	40		904	24,594
TOTALS	9,032			7,220	196,420

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
7300	04	7,220	108.8244	54.41	392,840	1946	1985	0	0	50.00	50.00
2 SER/SALS		0% - 0	Heated Area: 5862		HX Base Yr						



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	196,420		
TOTAL MARKET OB/XF VALUE	4,100		
TOTAL LAND VALUE - MARKET	47,962		
TOTAL MARKET VALUE	248,482		
SOH/AGL Deduction	0		
ASSESSED VALUE	248,482		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	248,482		
TOTAL JUST VALUE	248,482		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	232,557		
LAND:1:1: 0.51 AC + 0.04 (CLOSED ST) = 0.55 AC (
SALE:1:1: LOTS 7, 8 & 9			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
25-0510	RE ROOF	10,000	06/06/2025
4066	COMMERCIAL	50	12/28/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1101/0891	10/23/2006	WD	Q	V	01	100
GRANTOR: CITY OF LAKE CITY, FL						
GRANTEE: LEOPAOLDO & LILLIAN						
0920/0276	2/09/2001	WD	Q	I		235,000
GRANTOR: SUWANNEE INVESTMENT C						
GRANTEE: LEOPAOLDO & LILLIAN						

EXTRA FEATURES																	
L N	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	800	
2	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	2003	2003	3	100	3,000	
3	0140	CLFENCE	6	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	

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

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W43 S65 E43 N65\$ UST= S19 FST= S19 E32 N19 W32\$ E32S19	
BAS= W32 S27 CAN= W3 S3 E57 N3 W54\$ E50 N27 W18\$ E18 AOF= S26	
E25 SDA= E19 N15 W19 S15\$ N15 SPA= E19 N32 W27S32 E8\$ W8 N19	
W17 S8\$ N8 E17 N13 E27 N17 W94\$.	

LAND DESCRIPTION		TOTAL OB/XF																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	1200	C	STORE COMB	0		CG	210.00	105.00	23,981.00	SF		1.00	1.00	1.00	2.00	2.00	47,962							