S DIV: LOTS 10 & 11 BLOCK 4
BAYA S/D. BLOCK 325.

BEAULIEU PETER
3035 SW PINEMOUNT RD
LAKE CITY, FL 32024

2027

00-00-00-14130-000

BUILDING CHARACTERISTICS

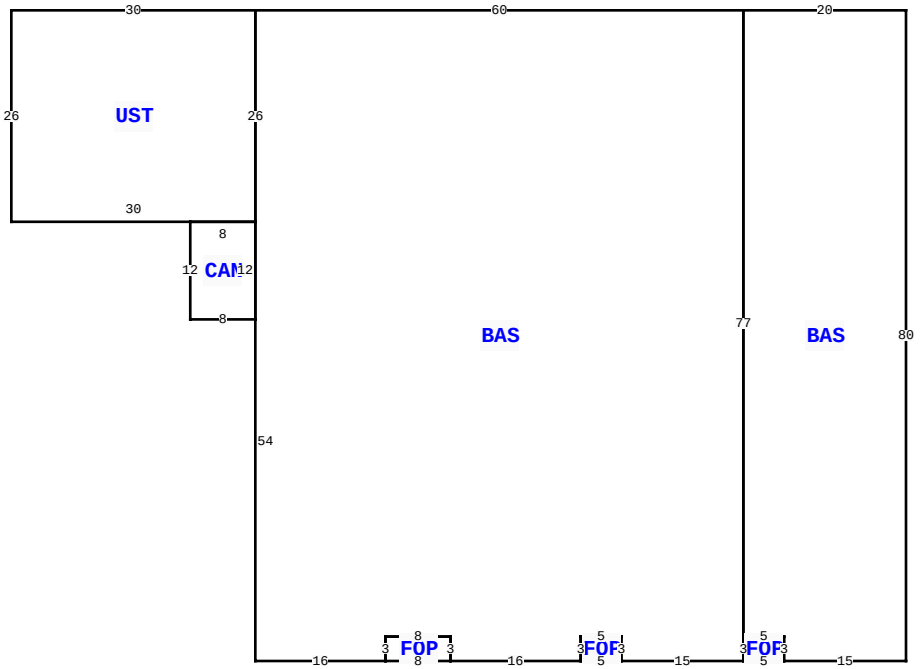
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Ceiling	04	NONE 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Fixtures		6 100
Frame	02	WOOD FRAME 100
Story Height		18 100
RMS		4 100
Stories	1.	1. 100
Units		0 100
Condition Adj	01	01 100
Quality	01	01
DOR CODE	1100	STORES/1 STORY
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
BAS	1,585	100		1,585	8,036
BAS	4,761	100		4,761	24,139
CAN	96	30		29	147
FOP	15	30		4	21
FOP	15	30		4	21
FOP	24	30		7	36
UST	780	40		312	1,582
TOTALS	7,276			6,702	33,979

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8801	04	6,702	27.4147	10.14	67,958	1950	1950	0	0	0	50.00	50.00

1 C B MISC 0% - 0 Heated Area: 6346 HX Base Yr



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

788 S MARION AVE, LAKE CITY

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	33,979
TOTAL MARKET OB/XF VALUE	435
TOTAL LAND VALUE - MARKET	11,760
TOTAL MARKET VALUE	46,174
SOH/AGL Deduction	0
ASSESSED VALUE	46,174
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	46,174
TOTAL JUST VALUE	46,174
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	46,174

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1393/2107	2/11/2019	WD	U	I	11	100
GRANTOR: DEBORAH BEAULIEU						
GRANTEE: PETER BEAULIEU						
1247/1871	1/11/2013	WD	Q	I	01	19,000
GRANTOR: BRIGHT VISION INVESTM						
GRANTEE: PETER & DEBORAH BEA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 UST= W30 S26 E30 N26$ S26 CAN= W8 S12 E8 N12$ S54 E16 FOP= E8 N3 W8 S3$ N3 E8 S3 E16 FOP= E5 N3 W5 S3$ N3 E5 S3 E15 FOP= E5 N3 W5 S3$ N3 BAS= E5 S3 E15 N80 W20 S77$ N77$.

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	0260	PAVEMENT-A	0	0	25	45	1,125.00	UT	0.45	0.45	50	1993	1993	3	50	253	
2	0166	CONC,PAVMT	0	0	0	0	485.00	UT	0.75	0.75	50	1993	1993	3	50	182	

LAND DESCRIPTION

TOTAL OB/XF 435

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	1001	C	MISC COMMERC	0		00	140.00	105.00	14,700.00	SF		1.00	1.00	0.40	2.00	0.80	11,760							

REVIEW DATE 11/02/2016 BY DF Total Acres: 0.34 Total Land Value: 11,760 Market: 0 Agricultural: 0 Common: 11,760 PRINTED 11/16/2026 BY SYS