BEG NW COR OF NW1/4 OF NE1/4, RU FT TO THE S LINE OF THE NW1/4 OF OF THE NE1/4 THENCE E ALONG THE

WILLIAMS STEVEN ANTHONY
1406 NW FALLING CREEK RD
LAKE CITY, FL 32055

2027

01-3S-16-01905-000

BUILDING CHARACTERISTICS

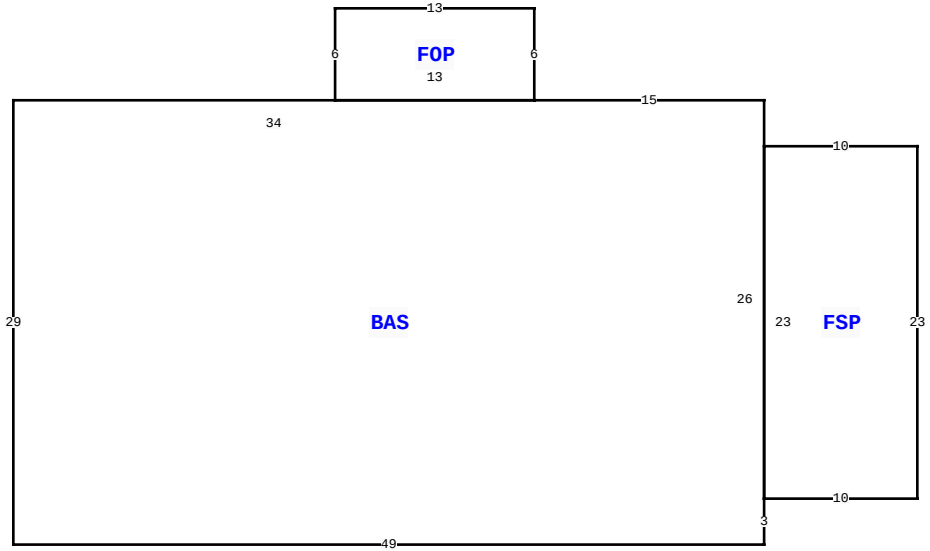
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	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 03
NEIGHBORHOOD/LOC	1316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,421	100		1,421	107,125
FOP	78	30		23	1,734
FSP	230	40		92	6,936
TOTALS	1,729			1,536	115,794

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,536	105.4350	115.98	178,145	1955	1990	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2027 Heated Area: 1421 HX Base Yr 2027



1406 NW FALLING CREEK RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
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	0294	SHED WOOD/	0	100	8	8	1.00	UT	0.00	0.00	100	0	0	3	100	200	
2	0294	SHED WOOD/	0	100	12	16	192.00	UT	12.00	12.00	100	2009	2009	3	100	2,304	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		115,794
TOTAL MARKET OB/XF VALUE		2,504
TOTAL LAND VALUE - MARKET		39,270
TOTAL MARKET VALUE		157,568
SOH/AGL Deduction		0
ASSESSED VALUE		157,568
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		106,157
TOTAL JUST VALUE		157,568
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		159,675

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049634	Remodel	8,585	04/16/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1469/1175	6/16/2022	WD	Q	I	01	200,000
GRANTOR: LASH JON JAY						
GRANTEE: WILLIAMS STEVEN ANT						
1367/1901	8/28/2018	LE	U	I	14	0
GRANTOR: JON W LASH (ENH LIFE						
GRANTEE: JON JAY LASH & STEV						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 FOP= N6 W13 S6 E13$ W34 S29 E49 N3 FSP= E10 N23 W10 S23$ N26$.

LAND DESCRIPTION

TOTAL OB/XF 2,504

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		A-1	0.00	0.00	3.57	AC		1.00	1.00	1.00	11,000.00	11,000.00	39,270							

REVIEW DATE 05/04/2023 BY JB Total Acres: 3.57 Total Land Value: 39,270 Market: 0 Agricultural: 0 Common: 39,270 PRINTED 11/17/2026 BY SYS