E1/2 OF NW1/4 OF SE1/4.
446-171, WD 1088-1763 THRU 1771,

FLORIDA GATEWAY COLLEGE
149 SE COLLEGE PLACE
LAKE CITY, FL 32025

2026

01-4S-17-07467-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	8400	COLLEGES	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	1417.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		0
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		120,000
TOTAL MARKET VALUE		120,000
SOH/AGL Deduction		3,840
ASSESSED VALUE		116,160
TOTAL EXEMPTION VALUE	05	116,160
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		120,000
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		120,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2025 MLU
INC DATE		AG DATE	

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1256/1945	4/30/2013	WD	U	V	11	0
GRANTOR: TH FOUNDATION FOR FLO						
GRANTEE: FLORIDA GATEWAY COL						
1224/1549	11/08/2011	WD	Q	V	01	74,800
GRANTOR: SUBRANDY LIMITED PART						
GRANTEE: TH FOUNDATION FOR F						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	9900	C	AC NON-AG	0		A-1	0.00	0.00	20.00	AC		1.00	1.00	0.80	7,500.00	6,000.00	120,000							

REVIEW DATE 04/09/2025 BY MLU Total Acres: 20.00 Total Land Value: 120,000 Market: 0 Agricultural: 0 Common: 120,000 PRINTED 05/08/2026 BY SYS