COMM SW COR OF N1/4 OF SE1/4 OF
N 20 FT, E 513.80 FT FOR POB, N
517.40 FT, S 170.07 FT, W 510.50

VAZQUEZ ALEXEY CALATAYUD
265 SW CINDY GLN
LAKE CITY, FL 32024

2026

02-5S-16-03425-013

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

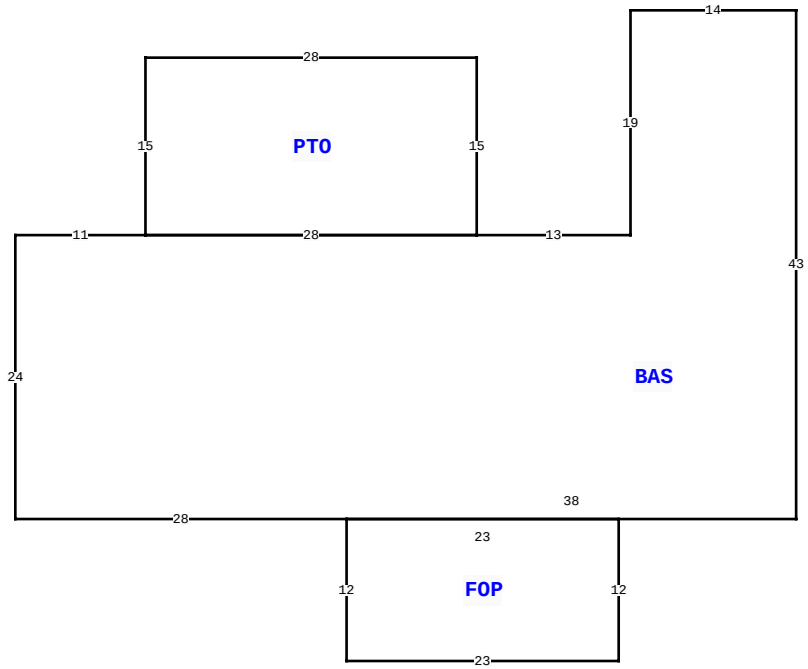
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 70
Interior Floo	06	VINYL ASB 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	02	02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	2516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,850	100		1,850	104,293
FOP	276	30		83	4,679
PTO	420	5		21	1,184
TOTALS	2,546			1,954	110,156

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,954	76.0750	86.73	169,470	1973	1973	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2026 Heated Area: 1850 HX Base Yr



588 SW WALTER AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/20/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	110,156
TOTAL MARKET OB/XF VALUE	4,136
TOTAL LAND VALUE - MARKET	28,000
TOTAL MARKET VALUE	142,292
SOH/AGL Deduction	0
ASSESSED VALUE	142,292
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	142,292
TOTAL JUST VALUE	142,292
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	90,312

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054100	Roof Replacement	8,000	09/19/2025
14590	M H	125	10/06/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1554/718	11/10/2025	WD	Q	I	05	240,000
GRANTOR: G.T. EXECUTIVE SERVIC						
GRANTEE: VAZQUEZ ALEXEY CAL						
1530/533	12/27/2024	WD	U	I	11	100
GRANTOR: G.T. EXECUTIVE SERVIC						
GRANTEE: G.T. EXECUTIVE SERV						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W11 S24 E28 E38 N43 W14 S19 W13 W28 $
PTO=[ORIG=28,0] N15 W28 S15 E28 $
FOP=[ORIG=17,24] S12 E23 N12 W23 $
.

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	0	8	8	64.00	UT	7.50	7.50	70	1993	1993	3	70	336	
2	0296	SHED METAL	0	0	12	20	240.00	UT	5.00	5.00	50	1993	1993	3	50	600	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0252	LEAN-TO W/	0	0	10	20	200.00	UT	2.00	2.00	50	1993	1993	3	50	200	

LAND DESCRIPTION

TOTAL OB/XF 4,136

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	0		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	14,000.00	14,000.00	28,000							

REVIEW DATE 02/13/2026 BY TP Total Acres: 2.00 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 05/08/2026 BY SYS