COMM AT SE COR OF SW1/4 OF SE 1/
FT FOR POB CONT W 204.85 FT, N 2
204.85 FT TO W R/W OF C R 252-B,

BOUDREAU GAYLE H
2038 SW MAYO RD
LAKE CITY, FL 32024

2026

03-4S-16-02739-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3416.00	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

BLD DATE	
XF DATE	
INC DATE	
LGL DATE	
LAND DATE	
AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	4,200
TOTAL MARKET VALUE	4,200
SOH/AGL Deduction	0
ASSESSED VALUE	4,200
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	4,200
TOTAL JUST VALUE	4,200
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	4,200

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1454/83	12/03/2021	WD	U	V	11	100
GRANTOR: CREEL JANET L						
GRANTEE: BOUDREAU GAYLE H						
1327/2311	12/21/2016	WD	U	V	11	100
GRANTOR: JOHN CREEL AND JANET						
GRANTEE: JANET L CREEL						

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	0000	C	VAC RES	0		RSF-2	0.00	0.00	1.00	AC		1.00	1.00	0.30	14,000.00	4,200.00	4,200							

REVIEW DATE 09/22/2023 BY KS Total Acres: 1.00 Total Land Value: 4,200 Market: 0 Agricultural: 0 Common: 4,200 PRINTED 05/12/2026 BY SYS