LOT 13 SUZANNE S/D UNIT 1.

522-434, 909-1512, 1034-1682, WD

ISBEL LINDA/PORTER KAREN M
561 SE PLANT ST
LAKE CITY, FL 32025

2027

03-4S-17-07570-013

BUILDING CHARACTERISTICS

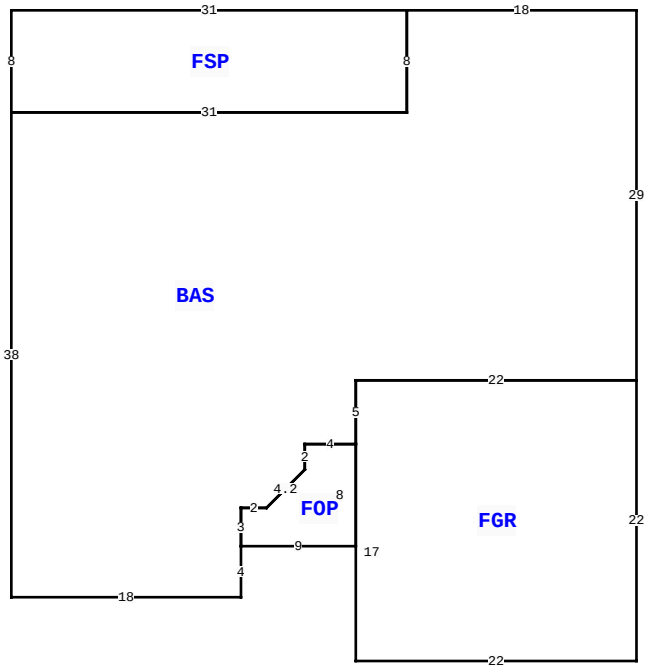
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 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 06
NEIGHBORHOOD/LOC	3417.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,545	100		1,545	158,922
FGR	484	55		266	27,361
FOP	52	30		16	1,646
FSP	248	40		99	10,183
TOTALS	2,329			1,926	198,112

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,926	115.4440	126.99	244,583	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2007 Heated Area: 1545 HX Base Yr 2007



561 SE PLANT ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0166	CONC,PAVMT	0	100	0	0	992.00	UT	2.50	2.50	100	2006	2006	3	100	2,480	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	600	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,200	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	
6	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		198,112
TOTAL MARKET OB/XF VALUE		10,880
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		231,492
SOH/AGL Deduction		71,560
ASSESSED VALUE		159,932
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		103,521
TOTAL JUST VALUE		231,492
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		235,096

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051568	Generator	0	11/20/2024
24003	SFR	462	12/30/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1510/973	12/31/2023	WD	U	I	11	100
GRANTOR: ISBEL LINDA						
GRANTEE: ISBEL LINDA						
1079/2730	4/06/2006	WD	Q	I		175,000
GRANTOR: KEVIN SR & KEVIN JR B						
GRANTEE: CHARLES & LINDA ISB						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 FSP= W31 S8 E31 N8$ S8 W31 S38 E18 N4 FOP= E9 N8 W4S2 D3 L3 W2 S3$ N3 E2 R3 U3 N2 E4 FGR= S17 E22 N22 W22 S5$ N5 E22 N29$.

LAND DESCRIPTION

TOTAL OB/XF 10,880

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 03/24/2026 BY robin Total Acres: 0.73 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS