COMM SE COR OF NE1/4 OF SE1/4, R
FOR POB, CONT W 807.36 FT, N 118
R/W OF RD, NE ALONG R/W 817.56 F

WRIGHT DARON S/WRIGHT STEPHANIE R
324 SW HERLONG ST
LAKE CITY, FL 32024

2027

05-6S-17-09611-006

BUILDING CHARACTERISTICS

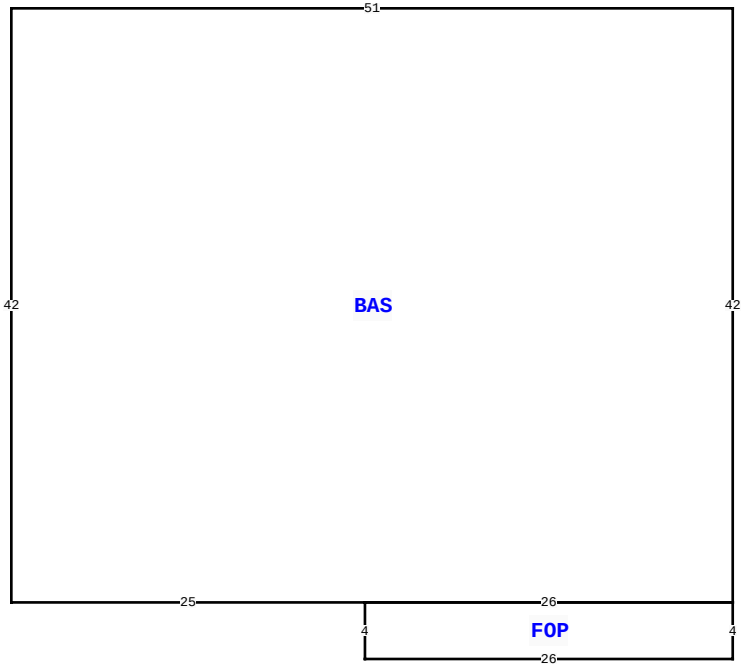
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	17	MSNRY STUC 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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 02
NEIGHBORHOOD/LOC	5617.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,142	100		2,142	154,504
FOP	104	30		31	2,236
TOTALS	2,246			2,173	156,740

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,173	100.8800	110.97	241,138	1979	1979	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1995 Heated Area: 2142 HX Base Yr 1995



2034 SW HOWELL ST, LAKE CITY

BLD DATE	07/14/1998 MO	LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0327	STABLES-SM	0	100	0	0	2.00	UT	500.00	500.00	100	1993	1993	3	100	1,000	
2	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,400	
3	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
4	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,600	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
7	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		156,740
TOTAL MARKET OB/XF VALUE		12,600
TOTAL LAND VALUE - MARKET		42,875
TOTAL MARKET VALUE		212,215
SOH/AGL Deduction		83,963
ASSESSED VALUE		128,252
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		76,841
TOTAL JUST VALUE		212,215
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		215,068

SALE:2:1: INCLUDED 09611-012

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052668	Roof Replacement	14,911	03/21/2025
14137	M H	125	06/12/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0797/2327	11/10/1994	WD	Q	I		75,500
GRANTOR: JOHN T & SHIRLEY MCLE						
GRANTEE: DARON S & STEPHANIE						
0740/1285	1/14/1991	WD	U	I	35	52,000
GRANTOR: MARK MEADOWS						
GRANTEE: JOHN MCLENDON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W51 S42 E25 FOP= S4 E26 N4 W26$ E26 N42$.

LAND DESCRIPTION

TOTAL OB/XF 12,600

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	2.43	AC		1.00	1.00	1.00	12,500.00	12,500.00	30,375							
2	0000	C	VAC RES	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	12,500.00	12,500.00	12,500							

REVIEW DATE 05/05/2025 BY chuck Total Acres: 3.43 Total Land Value: 42,875 Market: 0 Agricultural: 0 Common: 42,875 PRINTED 11/17/2026 BY SYS