LOT 3 BLK A GRANDVEW VILLAGE UNI
649-444, 924-2383, 584-80, 926-1

LANGEVIN ROBERT R
PO BOX 3398
LAKE CITY, FL 32056-3398

2026

06-4S-17-08019-219

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6417.0700 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		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	1,000
TOTAL LAND VALUE - MARKET	15,750
TOTAL MARKET VALUE	16,750
SOH/AGL Deduction	0
ASSESSED VALUE	16,750
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	16,750
TOTAL JUST VALUE	16,750
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1549/1725	9/05/2025	WD	U	I	37	55,000
GRANTOR: RJ CONSTRUCTION MAINT						
GRANTEE: LANGEVIN ROBERT R						
1548/893	9/02/2025	WD	Q	I	03	30,000
GRANTOR: EARLS JORDAN T						
GRANTEE: RJ CONSTRUCTION MAI						

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
1	0296	SHED METAL	0	0	0	0	1.00	UT	1,000.00	1,000.00	100	2016	2016	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 1,000

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	0700	C	MISC RES	0		*RMF-1	0.00	0.00	1.00	LT		1.00	1.00	0.70	22,500.00	15,750.00	15,750							

REVIEW DATE 09/18/2025 BY TP Total Acres: 0.16 Total Land Value: 15,750 Market: 0 Agricultural: 0 Common: 15,750 PRINTED 06/23/2026 BY SYS