

LOT 3 BLK A GRANDVIEW 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


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																																																										
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																																																								
																				VALUATION BY Tax Group: 1 Tax Dist: STANDARD 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																																																										
DOR CODE 0700 MISC IMPROVED																				PERMIT NUM DESCRIPTION AMT ISSUED 																																																										
MAP NUM MKT AREA 06																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q / U</th> <th>V / I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1549/1725</td> <td>9/05/2025</td> <td>WD</td> <td>U</td> <td>I</td> <td>37</td> <td>55,000</td> </tr> <tr> <td colspan="7">GRANTOR: RJ CONSTRUCTION MAINT</td> </tr> <tr> <td colspan="7">GRANTEE: LANGEVIN ROBERT R</td> </tr> <tr> <td>1548/893</td> <td>9/02/2025</td> <td>WD</td> <td>Q</td> <td>I</td> <td>01</td> <td>30,000</td> </tr> <tr> <td colspan="7">GRANTOR: EARLS JORDAN T</td> </tr> <tr> <td colspan="7">GRANTEE: RJ CONSTRUCTION MAI</td> </tr> </tbody> </table>										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	01	30,000	GRANTOR: EARLS JORDAN T							GRANTEE: RJ CONSTRUCTION MAI						
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NEIGHBORHOOD/LOC 6417.0700 1.00/																				BUILDING NOTES 																																																										
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											BUILDING DIMENSIONS 																																																														
TOTALS																																																																														
EXTRA FEATURES																																																																														
L N	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																																																														
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L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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 05/08/2026 BY SYS																																																																														