

COMM 60 FT E OF NW COR OF SW1/4
442 FT FOR POB, RUN E 222 FT, S
FT, N 196 FT TO POB. (AKA LOT 18

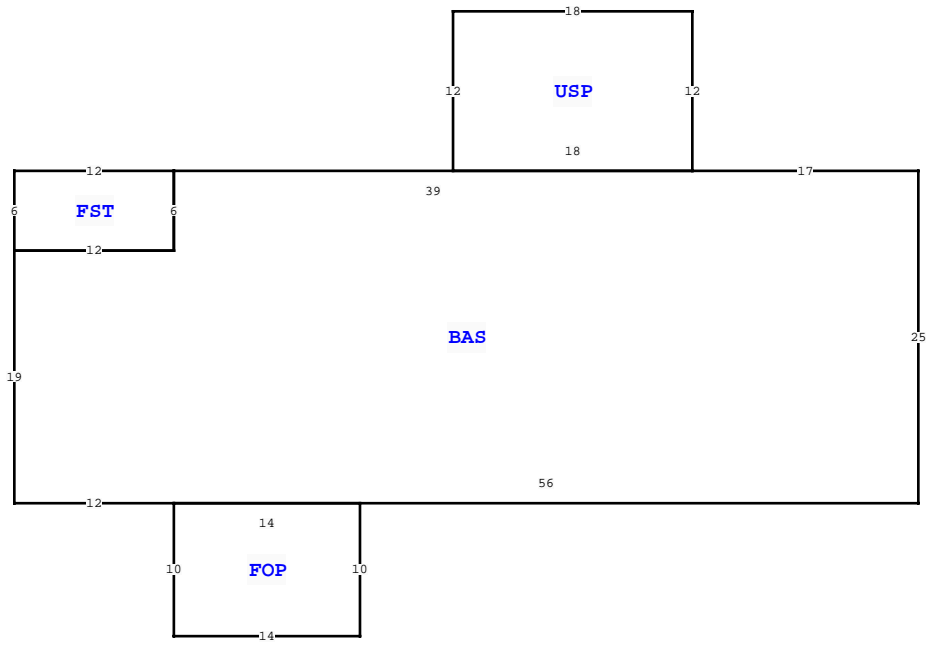
LARISCHEY KATIE ELIZABETH
119 SW JUNE GLN
LAKE CITY, FL 32024

2026

06-5S-17-09135-004

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
15	CONC BLOCK 70				
19	COMMON BRK 30				
03	GABLE/HIP 100				
14	PREFIN MT 100				
05	DRYWALL 100				
13	LAM/VNLPLK 100				
03	CENTRAL 100				
04	AIR DUCTED 100				
	3 100				
	2 100				
01	NONE 100				
1.1	1.100				
05	CONV 100				
	0 100				
03	03 100				
01	01 100				
05	05				
0100	SINGLE FAMILY				
	MKT AREA		01		
6517.0100	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,628	100		1,628	164,719
FOP	140	30		42	4,250
FST	72	55		40	4,047
USP	216	35		76	7,690
TOTALS	2,056			1,786	180,705

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,786	118.0900	132.26	236,216	1972	2005	0	0	23.50	76.50	
1 SINGLE FAM			0% - 2026	Heated Area: 1628		HX Base Yr						



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	180,705			
TOTAL MARKET OB/XF VALUE	1,648			
TOTAL LAND VALUE - MARKET	23,000			
TOTAL MARKET VALUE	205,353			
SOH/AGL Deduction	0			
ASSESSED VALUE	205,353			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	205,353			
TOTAL JUST VALUE	205,353			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	97,145			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055845	Roof Replacement	10,500	06/05/2026
000051983	Electrical Servic	0	01/03/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1551/2118	9/26/2025	WD	U	I	41	260,000
GRANTOR: GROUND FLOOR JACKSONVI						
GRANTEE: LARISCHEY KATIE ELIZ						
1539/2324	5/07/2025	WD	U	I	12	159,100
GRANTOR: HAVEN REAL ESTATE SOL						
GRANTEE: GROUND FLOOR JACKSON						

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
1	0166	CONC, PAVMT	0	0	20	20	400.00	UT	1.12	1.12	100	0	0	3	100	448	
3	0130	CLFENCE	5	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	800	
5	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	

TOTAL OB/XF													1,648	
119 SW JUNE GLN, LAKE CITY														
BLD DATE				LGL DATE		04/16/2026		MLU						
XF DATE				LAND DATE										
INC DATE				AG DATE										

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W17 USP= N12 W18 S12 E18\$ W39 FST= W12 S6 E12 N6\$ S6 W12 S19 E12 FOP= S10 E14 N10 W14\$ E56 N25\$.												

LAND DESCRIPTION													TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000								