LOT 27 COUNTRY VILLAGE S/D.

426-355, 705-427, 753-256, 1069-

LEE NICHOLAUS/LEE REBECCA
143 SW BLAINE CT
LAKE CITY, FL 32025

2027

07-4S-17-08120-027

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
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 06

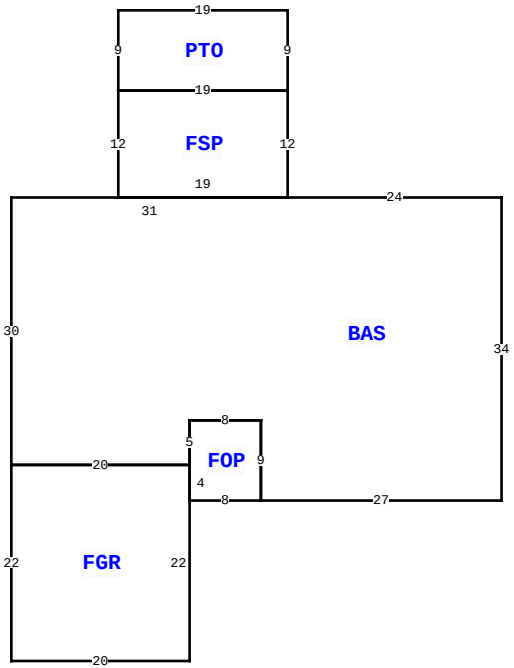
NEIGHBORHOOD/LOC 7417.0200 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,718	100		1,718	146,656
FGR	440	55		242	20,658
FOP	72	30		22	1,878
FSP	228	40		91	7,768
PTO	171	5		9	768
TOTALS	2,629			2,082	177,729

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,082	119.3940	131.33	273,429	1981	1990	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1718 HX Base Yr



143 SW BLAINE CT, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 MLU
XF DATE		LAND DATE	
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	0	0	0	1.00	UT	1,000.00	1,000.00	50	0	0	3	50	500	
2	0296	SHED METAL	0	0	16	14	224.00	UT	12.00	12.00	100	0	0	3	100	2,688	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
4	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	100	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	177,729
TOTAL MARKET OB/XF VALUE	3,588
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	199,817
SOH/AGL Deduction	0
ASSESSED VALUE	199,817
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	199,817
TOTAL JUST VALUE	199,817
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	203,051

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30655	MAINT/ALTR	60	12/12/2012

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1382/0516	4/09/2019	WD	Q	I	01	143,800
GRANTOR: CAROSN BRUCE LYON TRU						
GRANTEE: NICHOLAUS & REBECCA						
1120/1101	5/25/2007	WD	Q	I		157,000
GRANTOR: ROSEKE, NORTHUP, CASS						
GRANTEE: CARSON BRUCE LYON T						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 FSP= N12 PTO= N9 W19 S9 E19$ W19 S12 E19$ W31 S30
FGR= S22 E20 N22W20$ E20 FOP= S4 E8 N9 W8 S5$N5 E8 S9 E27
N34$.

LAND DESCRIPTION

TOTAL OB/XF 3,588

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	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 03/29/2017 BY BC Total Acres: 0.41 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS