LOT 3 BLOCK B HILLS OF HUNTSVILL
WD 1261-925, WD 1426-2222, WD 15

COLLINS SHAUN MICHAEL/COLLINS MARION MARIE
412 NW LEVI GLN
LAKE CITY, FL 32055

2026

09-3S-16-02032-213

BUILDING CHARACTERISTICS

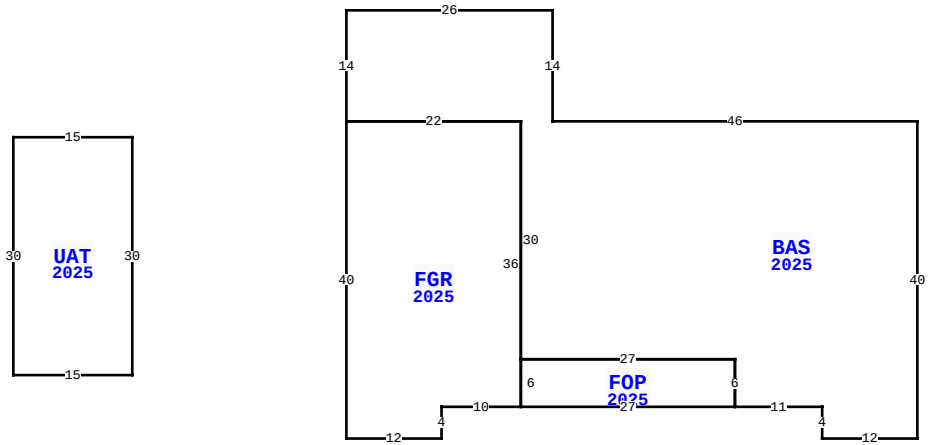
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.5	1.5 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	8316.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,050	100	2025	2,050	298,458
FGR	840	55	2025	462	67,263
FOP	162	30	2025	49	7,134
UAT	450	10	2025	45	6,552
TOTALS	3,502			2,606	379,406

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,606	131.3004	147.06	383,238	2024	2024	0	0	0	1.00	99.00

1 SINGLE FAM 100% - 2025 Heated Area: 2050 HX Base Yr 2025



412 NW LEVI GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/19/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	379,406
TOTAL MARKET OB/XF VALUE	1,440
TOTAL LAND VALUE - MARKET	65,000
TOTAL MARKET VALUE	445,846
SOH/AGL Deduction	129,973
ASSESSED VALUE	315,873
TOTAL EXEMPTION VALUE	HX HB VX 56,411
BASE TAXABLE VALUE	259,462
TOTAL JUST VALUE	445,846
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	439,678

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045348	New Residential C	200,000	08/31/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1528/480	11/21/2024	WD	Q	V	01	569,000
GRANTOR: MILLER CHANDRA LINISE						
GRANTEE: COLLINS SHAUN MICHA						
1426/2222	12/04/2020	WD	Q	V	01	41,500
GRANTOR: RODRIGUEZ EFREN &						
GRANTEE: MILLER CHANDRA LINI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2025;ORIG=80,10] W46 N14 W26 S14 E22 S30 E27 S6 E11 S4 E12 N40 $
FGR=[YR=2025;ORIG=30,10] W22 S40 E12 N4 E10 N36 $
UAT=[YR=2025;ORIG=-34,12] E15 S30 W15 N30 $
FOP=[YR=2025;ORIG=30,40] E27 S6 W27 N6 $
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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	100	0	0	480.00	UT	3.00	3.00	100	2025	2024		100	1,440	

LAND DESCRIPTION

TOTAL OB/XF 1,440

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	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

REVIEW DATE 03/19/2026 BY robin Total Acres: 5.05 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 06/23/2026 BY SYS