BEG NE COR OF SE1/4 OF SW1/4,
RUN S 210 FT, W 210 FT, N 210
FT, E 210 FT TO POB EX .04 AC

KILLEBREW KYLE D
1493 SW MT CARMEL AVE
LAKE CITY, FL 32024

2027

09-4S-16-02825-000

BUILDING CHARACTERISTICS

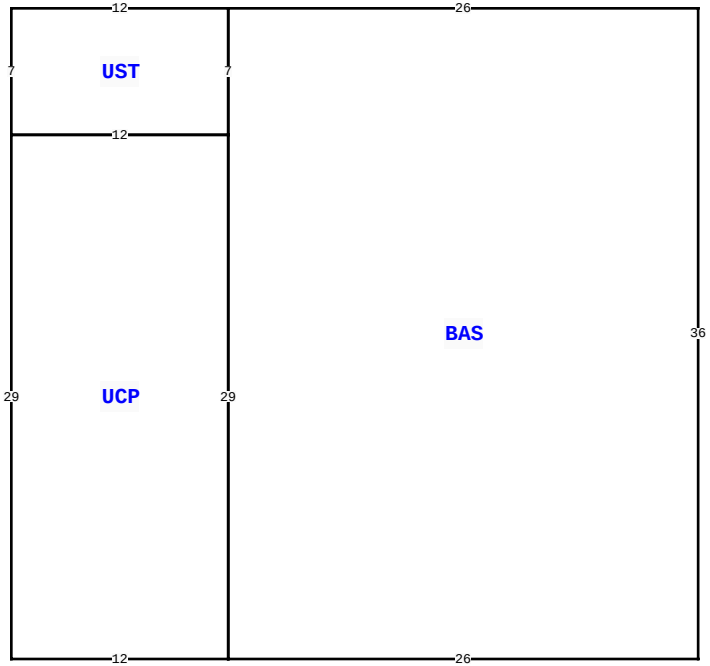
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	9416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	936	100		936	63,268
UCP	348	20		70	4,731
UST	84	45		38	2,569
TOTALS	1,368			1,044	70,568

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,044	94.5360	103.99	108,566	1962	1962	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2021 Heated Area: 936 HX Base Yr 2021



1493 SW MOUNT CARMEL AVE, LAKE CITY

BLD DATE		LGL DATE	
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	0030	BARN,MT	0	100	0	0	1.00	UT	5,000.00	5,000.00	100	2024	2023		100	5,000	
2	0252	LEAN-TO W/	0	100	0	0	1.00	UT	600.00	600.00	100	2024	2023		100	600	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	70,568
TOTAL MARKET OB/XF VALUE	5,600
TOTAL LAND VALUE - MARKET	12,979
TOTAL MARKET VALUE	89,147
SOH/AGL Deduction	15,070
ASSESSED VALUE	74,077
TOTAL EXEMPTION VALUE	VX HX HB 54,077
BASE TAXABLE VALUE	20,000
TOTAL JUST VALUE	89,147
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	90,429

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1133/0945	10/11/2007	WD	Q	I	06	100
GRANTOR: ELIZABETH HUCHINGSON						
GRANTEE: KYLE D KILLEBREW						
0819/1980	4/02/1996	WD	Q	I	03	17,000
GRANTOR: ELIZABETH SMITH, ELIZ						
GRANTEE: ELIZABETH HUCHINGSO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 UST= W12 S7 E12 N7$S7 UCP= W12 S29 E12 N29$ S29 E26 N36$.

LAND DESCRIPTION

TOTAL OB/XF 5,600

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	0.96	AC		1.00	1.00	1.04	13,000.00	13,520.00	12,979							

REVIEW DATE 01/25/2024 BY KS Total Acres: 0.96 Total Land Value: 12,979 Market: 0 Agricultural: 0 Common: 12,979 PRINTED 11/17/2026 BY SYS