COMM INTERS OF N LINE OF SW1/4 O
OF SW CR-252B, S 327.89 FT FOR P
FT, W 496.74 FT, N 131.98 FT, E

CZARNECKI EDWARD G/CZARNECKI AGNES L
161 SW GUTHRIE TER
LAKE CITY, FL 32024

2026

10-4S-16-02843-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	10416.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

1654 SW COUNTY ROAD 252B , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	27,000
TOTAL MARKET VALUE	27,000
SOH/AGL Deduction	0
ASSESSED VALUE	27,000
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	27,000
TOTAL JUST VALUE	27,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	27,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054779	Electrical Servic		01/06/2026
000054102	Right-of-Way Acce		09/21/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1498/1294	9/08/2023	WD	Q	I	01	48,000

GRANTOR: HANCOCK STELLA MAE KO

GRANTEE: CZARNECKI EDWARD G

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0700	C	MISC RES	0					1.50	AC		1.00	1.00	1.00	18,000.00	18,000.00	27,000							

REVIEW DATE 01/18/2024 BY KS Total Acres: 1.50 Total Land Value: 27,000 Market: 0 Agricultural: 0 Common: 27,000 PRINTED 06/08/2026 BY SYS