

COM 4 CHS W OF SE COR OF NE1/4 O
 2.5 CHS FOR POB, RUN W 4 CHS, N
 S 5 CHS TO POB. (LOT 6 SUMMERS S

TUNSIL JOYCE
 363 SE AVALON AVE
 LAKE CITY, FL 32025

2026

10-5S-16-03506-000



| BUILDING CHARACTERISTICS | | | | | | | | | | MARKET ADJUSTMENTS | | | | | | | | | | COLUMBIA COUNTY PROPERTY | | | | | | | | | | | |
|--------------------------|----------|--------------|----------------------|-----|-----|----------|-------|-------|-------------|--------------------|-------|-------------|-------------|----------------|----------------|----------------|------------|-----------------------------|-------|--|-----------|-------------------|-------------|--------|--------|-----------------|-------|--|--|--|--|
| ELEMENT | CD | CONSTRUCTION | | | | | | | | TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | 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 9,304 ASSESSED VALUE 17,696 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 17,696 TOTAL JUST VALUE 27,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 18,000 | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | PERMIT NUM DESCRIPTION AMT ISSUED | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 0817/1493 2/05/1996 TD U V 11 1,133 GRANTOR: P DEWITT CASON, CLERK GRANTEE: JEROME OR JOYCE TUN | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | BLD DATE XF DATE INC DATE LGL DATE LAND DATE 04/20/2026 MLU AG DATE | | | | | | | | | | | |
| EXTRA FEATURES | | | | | | | | | | L | OB/XF | 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 | | | | |
| | | | | | | | | | | | | | | | | | | | | TOTALS TOTAL OB/XF 0 | | | | | | | | | | | |
| 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 | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV | | | | | | | |
| 1 | 0000 | C | VAC RES | 0 | | A-1 | 0.00 | 0.00 | 2.25 | AC | | 1.00 | 1.00 | 1.00 | 12,000.00 | 12,000.00 | 27,000 | | | | | | | | | | | | | | |