N 51.30 FT OF BLOCK 109 W OF
SR-47. COLUMBIA CITY & ALSO TO
C/L OF ADJOINING VACATED PARTS

WEE CARE PRE-SCHOOL & DAYCARE
6170 SW COUNTY ROAD 240
LAKE CITY, FL 32024

2026

10-5S-16-03552-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	10516.090 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

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	3,000
TOTAL LAND VALUE - MARKET	3,000
TOTAL MARKET VALUE	6,000
SOH/AGL Deduction	0
ASSESSED VALUE	6,000
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	6,000
TOTAL JUST VALUE	6,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	6,000

LAND:1:1: 52" OF 109 COLUMBIA CITY

SALE:1:1: ALSO SEE 819-1625-26 & 819-1628

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1345/0862	9/28/2017	WD	U	I	37	6,400
GRANTOR: BOBBIE LYNN CLARK						
GRANTEE: WEE CARE PRE-SCHOOL						
0819/1627	3/21/1996	WD	Q	I		10,600
GRANTOR: RAY & CLEM WILSON						
GRANTEE: ORIN & BOBBIE POTTE						

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
1	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 3,000

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	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	3,000.00	3,000.00	3,000							

REVIEW DATE 09/09/2019 BY BC Total Acres: 0.15 Total Land Value: 3,000 Market: 0 Agricultural: 0 Common: 3,000 PRINTED 05/08/2026 BY SYS