BLK 69 IN COLUMBIA CITY.

761-666, 854-681, DC 1209-2686,

POWELL TINA
746 NW WILSON ST
LAKE CITY, FL 32055

2026

10-5S-16-03558-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

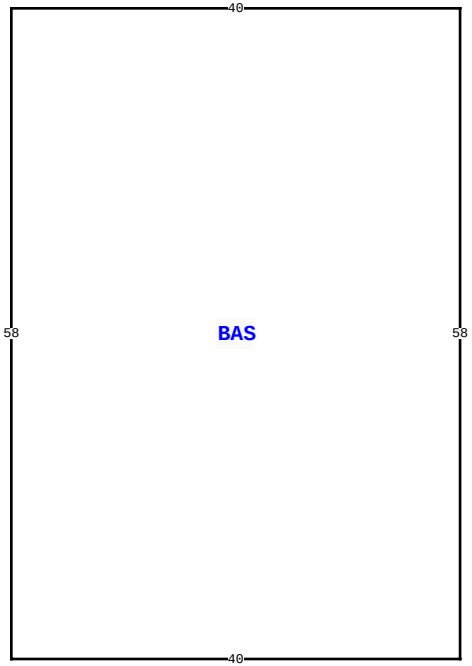
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	02	ROLL COMP 100
Interior Wall	01	MINIMUM 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		1 100
Frame		N/A 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
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
BAS	2,320	100		2,320	91,852
TOTALS	2,320			2,320	91,852

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,320	53.4276	60.91	141,311	1966	1966	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2022 Heated Area: 2320 HX Base Yr



327 SW WINGATE ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/16/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	91,852
TOTAL MARKET OB/XF VALUE	2,500
TOTAL LAND VALUE - MARKET	18,000
TOTAL MARKET VALUE	112,352
SOH/AGL Deduction	0
ASSESSED VALUE	112,352
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	112,352
TOTAL JUST VALUE	112,352
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	107,739

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1565/129	4/06/2026	QC	U	I	11	100
GRANTOR: POWELL HORACE						
GRANTEE: POWELL TINA						
1371/1746	10/25/2018	LE	U	I	14	100
GRANTOR: HORACE POWELL SR						
GRANTEE: HORACE POWELL SR (L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S58 E40 N58$.

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0255	MBL HOME S	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	500	
3	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	

LAND DESCRIPTION

TOTAL OB/XF 2,500

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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

REVIEW DATE 09/04/2019 BY BC Total Acres: 1.00 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 05/12/2026 BY SYS