

COMM SW COR OF SE1/4 OF NE1/4, R  
FOR POB, CONT N 163.01 FT, E 133  
163.01 FT, W 1336.94 FT TO POB.

EADIE ANTHONY W/EADIE TAMMY M  
P O BOX 2594  
LAKE CITY, FL 32056-2594

**2026**

11-4S-15-00336-008

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	31	VINYL SID	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	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	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	11415.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,559	100	
FEP	324	80	
FOP	96	30	
PTO	120	5	
TOTALS	2,099		
		1,853	162,685

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	100%	- 2019									
				Heated Area: 1559				HX Base Yr 2019				

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			162,685
TOTAL MARKET OB/XF VALUE			5,731
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			223,416
SOH/AGL Deduction			66,352
ASSESSED VALUE			157,064
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			105,653
TOTAL JUST VALUE			223,416
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			225,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053234	Electrical Servic		05/27/2025
11412	SFR	250	07/15/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1405/2217	2/04/2020	QC	U	I	30	100

GRANTOR: ANTHONY W EADIE  
GRANTEE: ANTHONY W EADIE & T  
1372/0366 11/05/2018 QC U I 11 100  
GRANTOR: RICHARD T EADIE  
GRANTEE: ANTHONY W EADIE

BUILDING NOTES	
453 SW GODBOLD AVE, LAKE CITY	

BUILDING DIMENSIONS	
BAS= W13 N3 U3 L3 W4 L3 D3 PTO= N7 W12 S10 E12 N3\$ S3 W34 S26 E5 S2 E13 FOP= S4 E16N6 W16 S2\$ N2 E39 N2 FEP= E18 N18 W18 S18\$ N24\$.	

EXTRA FEATURES																	
L N	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	0166	CONC, PAVMT	0	100	0	0	487.00	UT	1.50	1.50	100	1996	1996	3	100	731	
2	0210	GARAGE U	0	100	0	0	400.00	UT	5.50	5.50	100	1996	1996	3	100	2,200	
3	0060	CARPORT F	0	100	0	0	1.00	UT	1,200.00	1,200.00	50	2005	2005	3	50	600	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	400	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,600	
6	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	5.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	55,000							