COMM SE COR, RUN W 2670.58 FT, N POB, RUN W 327.35 FT, N 466.25 F RD, NE'LY ALONG R/W 329.57 FT, S

MATTOX PAUL DALLAS/MATTOX ERIN
3224 SE OCTOBER RD
LAKE CITY, FL 32025

2026

13-6S-17-09660-000

BUILDING CHARACTERISTICS

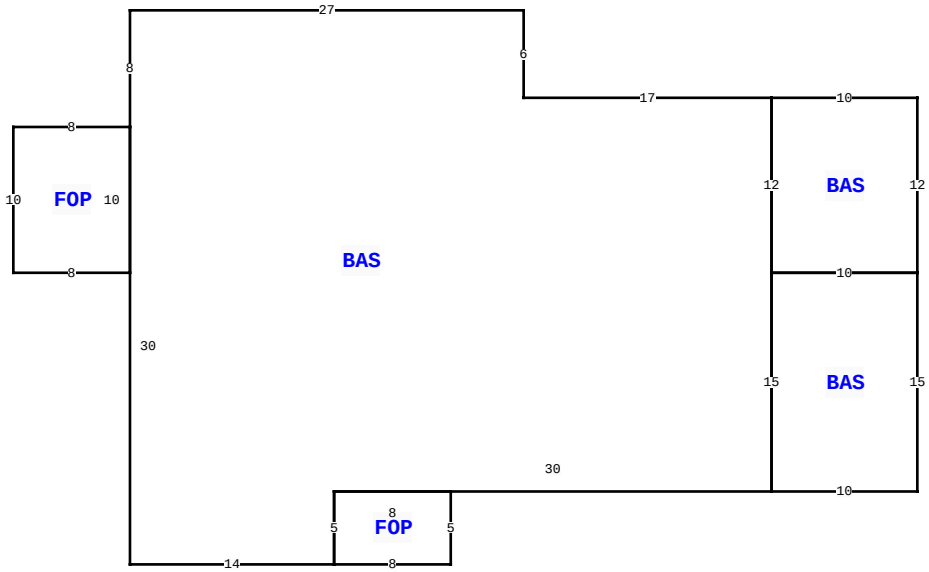
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	13617.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	120	100		120	6,604
BAS	150	100		150	8,256
BAS	1,420	100		1,420	78,150
FOP	40	30		12	660
FOP	80	30		24	1,321
TOTALS	1,810			1,726	94,991

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,726	75.6000	84.67	146,140	1964	1964	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2003 Heated Area: 1690 HX Base Yr 2003



3224 SE OCTOBER RD, LAKE CITY

BLD DATE	03/05/1998 MO	LGL DATE	03/25/2022 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	94,991
TOTAL MARKET OB/XF VALUE	11,372
TOTAL LAND VALUE - MARKET	14,400
TOTAL MARKET VALUE	120,763
SOH/AGL Deduction	34,175
ASSESSED VALUE	86,588
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	35,177
TOTAL JUST VALUE	120,763
NCON VALUE	5,700
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	115,063

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053683	Generator		07/28/2025
16742	PUMP/UTPOL	30	03/15/2000
13457	PUMP/UTPOL	30	12/30/1997
13458	GARAGE	30	12/30/1997
11018	PUMP/UTPOL	30	04/11/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1564/1938	4/02/2026	WD	U	I	11	100
GRANTOR: MATTOX PAUL D						
GRANTEE: MATTOX PAUL DALLAS						
0970/2234	12/23/2002	WD	Q	I	06	33,000
GRANTOR: CAROL L MATTOX						
GRANTEE: CAROL LYNN & PAUL D						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W17 N6 W27 S8 FOP= W8 S10 E8 N10$ S30 E14 FOP= E8 N5 W8 S5$ N5 E30 BAS= E10 N15 W10 S15$ N15 BAS= E10 N12 W10 S12$ N12$.

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	0200	GARAGE F	0	100	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	800	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
3	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	500	
4	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	1,000	
5	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
6	0040	BARN,POLE	0	100	24	26	624.00	UT	2.50	2.50	100	2013	2013	3	100	1,560	
7	0252	LEAN-TO W/	0	100	8	26	208.00	UT	1.50	1.50	100	2013	2013	3	100	312	
8	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	

LAND DESCRIPTION

TOTAL OB/XF 11,372

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	100		A-1	0.00	0.00	3.60	AC		1.00	1.00	1.00	4,000.00	4,000.00	14,400							

REVIEW DATE 03/11/2026 BY robin Total Acres: 3.60 Total Land Value: 14,400 Market: 0 Agricultural: 0 Common: 14,400 PRINTED 06/22/2026 BY SYS