COMM INTERS N R/W ANDREW RD & W
CR, RUN W 470.63 FT FOR POB, RUN
210 FT, W 420 FT, N 423.86 FT TO

KRASZEWSKI PHILIP P/KRASZEWSKI DERRY A
507 SE PRICE CREEK LOOP
LAKE CITY, FL 32025

2026

14-4S-17-08346-007

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

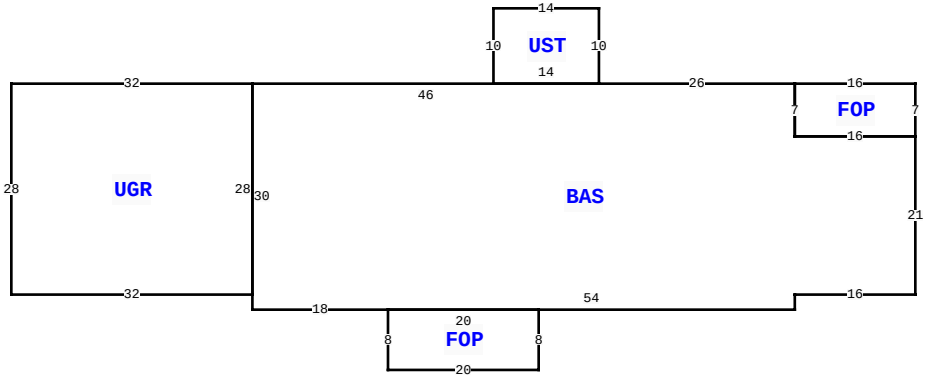
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	06	VINYL ASB 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3.5 100
Frame	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	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	14417.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,496	100		2,496	202,054
FOP	112	30		34	2,752
FOP	160	30		48	3,886
UGR	896	45		403	32,624
UST	140	45		63	5,100
TOTALS	3,804			3,044	246,415

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,044	109.2500	124.54	379,100	1976	1976	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2496 HX Base Yr



507 SE PRICE CREEK LOOP, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		246,415
TOTAL MARKET OB/XF VALUE		6,920
TOTAL LAND VALUE - MARKET		74,250
TOTAL MARKET VALUE		267,173
SOH/AGL Deduction		138,770
ASSESSED VALUE		128,403
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		76,992
TOTAL JUST VALUE		327,585
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		321,272

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1539/2407	5/08/2025	LE	U	I	14	100
GRANTOR: KRASZEWSKI PHILIP P						
GRANTEE: KRASZEWSKI PHILIP P						
0591/0061	5/01/1986	WD	Q	I	01	97,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 UST= N10 W14 S10 E14$ W46 UGR= W32 S28 E32 N28$ S30 E18 FOP= S8 E20 N8 W20$ E54 N2 E16 N21 FOP= N7 W16 S7 E16$ W16 N7$.

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	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0296	SHED METAL	0	100	24	46	1,104.00	UT	5.00	5.00	100	2005	2005	3	100	5,520	
3	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 6,920

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	1.00	AC		1.00	1.00	1.00	10,500.00	10,500.00	10,500							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	7.50	AC		1.00	1.00	1.00	445.00	445.00	3,338							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	7.50	AC		1.00	1.00	1.00	8,500.00	8,500.00	63,750							

REVIEW DATE 04/25/2017 BY DF Total Acres: 8.50 Total Land Value: 13,838 Market: 63,750 Agricultural: 3,338 Common: 10,500 PRINTED 05/08/2026 BY SYS