

LOT 53 CALLAWAY S/D PHASE 2.
 WD 1070-476, WD 1231-1559,
 WD 1280-1964, WD 1289-2167

COLUMBIA COUNTY, FLORIDA
 P O BOX 1529
 LAKE CITY, FL 32056

2026

15-4S-16-03023-253



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																									
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																							
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 1,500 TOTAL LAND VALUE - MARKET 17,500 TOTAL MARKET VALUE 19,000 SOH/AGL Deduction 2,090 ASSESSED VALUE 16,910 TOTAL EXEMPTION VALUE 03 16,910 BASE TAXABLE VALUE 0 TOTAL JUST VALUE 19,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 19,000																									
DOR CODE		8600		COUNTY IMP																PERMIT NUM				DESCRIPTION				AMT				ISSUED													
MAP NUM				MKT AREA		06																24836				SFR				574				08/07/2006											
NEIGHBORHOOD/LOC		15416.050		1.00/																SALES DATA																									
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																OFF RECORD Number				DATE				TYPE INST				Q / V / RSN CD				SALE PRICE			
																										1289/2167				2/23/2015				WD U V 18				6,785							
																				GRANTOR: DAVID D & ANGELA B KI																									
																				GRANTEE: COLUMBIA COUNTY, FL																									
1280/1964		8/18/2014		WD U V 12																1,500																									
																				GRANTOR: THE CITIZENS BANK																									
																				GRANTEE: DAVID D & ANGELA B																									
TOTALS																				BUILDING NOTES																									
EXTRA FEATURES		290 SW CALLAWAY DR, LAKE CITY																		BLD DATE				LGL DATE				04/14/2026				MLU													
																				XF DATE				LAND DATE																					
																				INC DATE				AG DATE																					
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	0120	CLFENCE	4	0	0	0	0		1.00	UT	0.00				1,500																														
LAND DESCRIPTION																				TOTAL OB/XF										1,500															
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	0.50	35,000.00	17,500.00	17,500																												
REVIEW DATE 06/21/2024 BY ks Total Acres: 0.50 Total Land Value: 17,500 Market: 0 Agricultural: 0 Common: 17,500 PRINTED 05/12/2026 BY SYS																																													