

LOT 25 FIVE POINTS ACRES S/D.  
357-734, 578-481, 631-779, 656-6

GONZALEZ CARMEN DIAZ  
448 NE TAMMY LN  
LAKE CITY, FL 32055

**2026**

17-3S-17-04967-025  
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
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
Architactual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	2021	144.78	200,231	1983	2010	0	0	15.00	85.00

Heated Area: 1296 HX Base Yr 2021

TOTALS 1,660 1,383 170,196  
448 NE TAMMY LN, LAKE CITY

Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 07			
NEIGHBORHOOD/LOC	17317.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100		1,296	159,490
FOP	140	30		42	5,169
UCP	224	20		45	5,538

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		170,196
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		12,975
TOTAL MARKET VALUE		183,171
SOH/AGL Deduction		47,647
ASSESSED VALUE		135,524
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		84,113
TOTAL JUST VALUE		183,171
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		177,481

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049658	Roof Replacement	850	04/19/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1409/0092	3/31/2020	WD	Q	I	01	124,900
GRANTOR: JAY S DAVIS						
GRANTEE: CARMEN DIAZ GONZALE						
1386/1443	6/11/2019	WD	U	I	37	23,000
GRANTOR: TAMMY WILKS TROWELL						
GRANTEE: JAY S DAVIS						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/12/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W30 S24 W4 UCP= W14 S16 E14 N16\$ S16 E7 FOP= S10 E14 N10 W14\$ E29 N16W2 N24\$.	

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

LAND DESCRIPTION		TOTAL OB/XF																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	1.04	AC		1.00	1.00	1.00	12,500.00	12,500.00	12,975							