SW1/4 OF LOT 5 VALLEY PARK S/D.

425-107, 850-1836, WD 1031-1012,

WALDO PROPERTY LLC
7901 4TH ST N, SUITE 300
ST PETERSBURG, FL 33702

2026

19-3S-17-05109-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

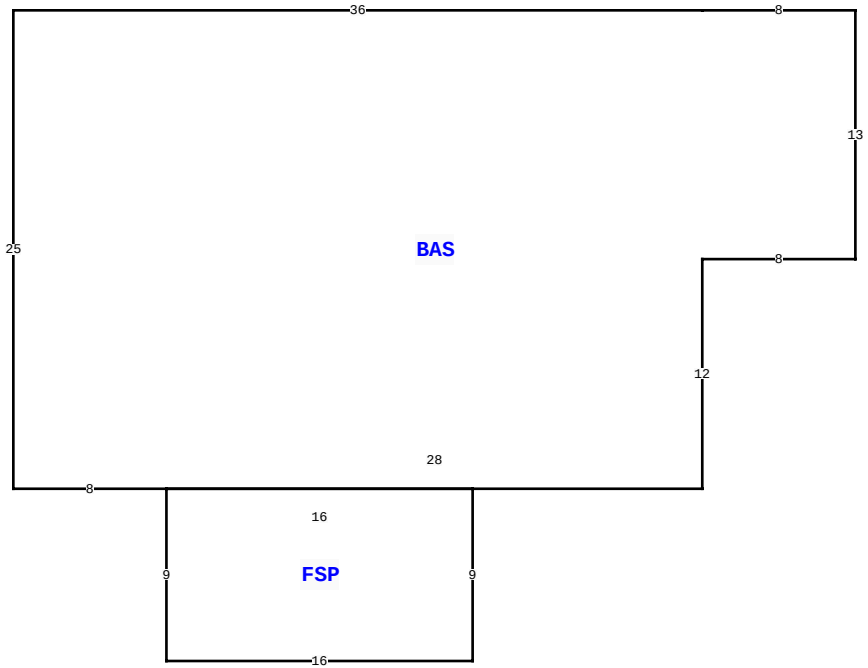
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	19317.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,004	100		1,004	60,757
FSP	144	40		58	3,510
TOTALS	1,148			1,062	64,267

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,062	81.6653	93.10	98,872	1950	1950	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2023 Heated Area: 1004 HX Base Yr



333 NW WALDO ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	64,267
TOTAL MARKET OB/XF VALUE	3,244
TOTAL LAND VALUE - MARKET	2,506
TOTAL MARKET VALUE	70,017
SOH/AGL Deduction	0
ASSESSED VALUE	70,017
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	70,017
TOTAL JUST VALUE	70,017
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	68,892

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1467/1368	5/17/2022	WD	U	I	11	100
GRANTOR: MIMS TOBY						
GRANTEE: WALDO PROPERTY LLC						
1466/1375	5/09/2022	WD	U	I	11	100
GRANTOR: MIMS TOBY						
GRANTEE: WALDO PROPERTY LLC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W36 S25 E8 FSP= S9 E16N9 W16$ E28 N12 E8 N13 W8$.

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	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
2	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
3	0210	GARAGE U	0	0	12	18	216.00	UT	18.00	18.00	50	1993	1993	3	50	1,944	
4	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 3,244

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	0			0.00	0.00	10,025.00	SF		1.00	1.00	1.00	0.25	0.25	2,506							

REVIEW DATE 08/18/2015 BY DF Total Acres: 0.23 Total Land Value: 2,506 Market: 0 Agricultural: 0 Common: 2,506 PRINTED 05/08/2026 BY SYS