COMM NW COR OF SE1/4 OF SW1/4, R
FT TO E R/W OF US-441, RUN S ALO
FT FOR POB, RUN E 242.2 FT TO W

PELLETIER YOEL
8575 US HIGHWAY 441
LAKE CITY, FL 32055

2026

20-3S-17-05339-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	20317.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	80,712
TOTAL MARKET VALUE	80,712
SOH/AGL Deduction	0
ASSESSED VALUE	80,712
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	80,712
TOTAL JUST VALUE	80,712
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	80,712

SALE:1:1: $.60 STAMPS

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1350/0289	12/11/2017	WD	Q	V	01	110,000
GRANTOR: JOHN M & LUCY H TUNG						
GRANTEE: YOEL PELLETIER						
1178/2407	8/12/2009	TD	U	V	11	100
GRANTOR: JOHN M & LUCY H TUNG						
GRANTEE: JOHN M & LUCY H TUN						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	1000	C	VACANT COMME	0		CG	0.00	0.00	217,800.00	SF		1.00	1.00	0.40	0.75	0.30	65,340							
2	0000	C	VAC RES	0		*RSF-2	0.00	0.00	153,723.00	SF		1.00	1.00	0.20	0.50	0.10	15,372							

REVIEW DATE 08/31/2015 BY DF Total Acres: 8.53 Total Land Value: 80,712 Market: 0 Agricultural: 0 Common: 80,712 PRINTED 06/10/2026 BY SYS