

COMM INTERS N LINE OF SW1/4 OF N SR-82, RUN S 525 FT, W 385 FT, S FOR POB, CONT S 140.91 FT TO N R

JOHNSON JOHN W/JOHNSON LENA ANN  
183 NW GUERDON ST  
LAKE CITY, FL 32055

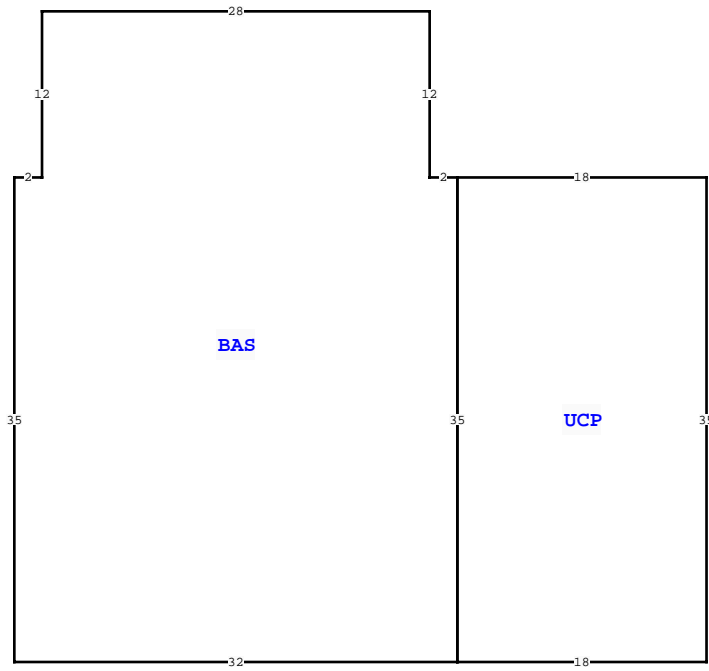
2026

20-3S-17-05486-000



BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	04 SINGLE SID 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	01 MINIMUM 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	09 PINE WOOD 100				
Air Condition	02 WINDOW 100				
Heating Type	02 CONVECTION 100				
Bedrooms	3 100				
Bathrooms	1 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architctual Units	05 CONV 100				
Condition Adj	01 01 100				
Kitchen Adjus	01 01 100				
Quality	02 02				
DOR CODE	0100 SINGLE FAMILY				
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
BAS	1,456	100		1,456	54,229
UCP	630	20		126	4,693
TOTALS	2,086			1,582	58,922

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,582	51.1632	57.30	90,649	1940	1940	0	0	35.00	65.00	
1 SINGLE FAM 100% - 1996 Heated Area: 1456 HX Base Yr 1996												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			58,922
TOTAL MARKET OB/XF VALUE			600
TOTAL LAND VALUE - MARKET			3,071
TOTAL MARKET VALUE			62,593
SOH/AGL Deduction			35,890
ASSESSED VALUE			26,703
TOTAL EXEMPTION VALUE	HX HB	25,000	
BASE TAXABLE VALUE			1,703
TOTAL JUST VALUE			62,593
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			62,593
SALE: 2:1: .55 ACRES WITH IMP			
LAND: 1:1: 0.28 AC			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1084/0620	2/17/2006	WD	Q	I	04	100
GRANTOR: LEONARD GRANT						
GRANTEE: JOHN W & LENA ANN J						
0810/1227	7/25/1995	AD	U	I	13	32,000
GRANTOR: LEONARD GRANT						
GRANTEE: JOHN W & LENA ANN J						

EXTRA FEATURES																
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	0294	SHED WOOD/	0	100	0	0			1.00	UT	0.00				0.00	
2	0285	SALVAGE	0	100	0	0			1.00	UT	0.00				0.00	

TOTAL OB/XF												
600												
183 NW GUERDON ST, LAKE CITY												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE												
LAND DATE												
AG DATE												

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS= W28 S12 W2 S35 E32 UCP= E18 N35 W18 S35\$ N35 W2N12\$.			

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		00	0.00	0.00	12,283.00	SF		1.00	1.00	1.00	0.25	0.25	3,071							