

COMM NW COR OF SW1/4 OF NW1/4, R
FOR POB, RUN E 265 FT, S 295 FT,
295 FT TO POB. EX .509 AC DESC O

CHANDLER BENNY/CHANDLER JENNIE
324 NW JOHNSON ST
LAKE CITY, FL 32055

2026

20-3S-17-05488-002



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													
																						STANDARD													
DOR CODE 0700 MISC IMPROVED																				VALUATION BY															
MAP NUM																				Tax Group: 2															
NEIGHBORHOOD/LOC 20317.00 1.00/																				Tax Dist:															
AREA TYPE TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE																				BUILDING MARKET VALUE 0															
																				TOTAL MARKET OB/XF VALUE 1,000															
																				TOTAL LAND VALUE - MARKET 17,686															
																				TOTAL MARKET VALUE 18,686															
																				SOH/AGL Deduction 0															
																				ASSESSED VALUE 18,686															
																				TOTAL EXEMPTION VALUE 0															
																				BASE TAXABLE VALUE 18,686															
																				TOTAL JUST VALUE 18,686															
																				NCON VALUE 0															
																				INCOME VALUE															
																				PREVIOUS YEAR MKT VALUE 18,686															
TOTALS																				PERMIT NUM DESCRIPTION AMT ISSUED															
EXTRA FEATURES 324 NW JOHNSON ST, LAKE CITY																				000042568 Electrical Servic 0 08/17/2021															
																				36493 SFR 250 03/23/2018															
																				SALES DATA															
																				OFF RECORD Number DATE TYPE INST Q / V / I / RSN CD SALE PRICE															
																				1444/1371 8/09/2021 WD U I 37 35,000															
																				GRANTOR: LEWIS OBIE															
																				GRANTEE: CHANDLER BENNY															
																				0841/0185 6/18/1997 WD Q I 23,500															
																				GRANTOR: RANDALL EDGE															
																				GRANTEE: OBIE & EILEEN LEWIS															
																				BUILDING NOTES															
																				BUILDING DIMENSIONS															
LAND DESCRIPTION										TOTAL OB/XF 1,000																									
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	0285	SALVAGE	0 0	0 0	1.00	UT	0.00	0.00	100	2011	2011	3	100	500																					
2	0285	SALVAGE	0 0	0 0	1.00	UT	0.00	0.00	100	2011	2011	3	100	500																					
LAND DESCRIPTION										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	0700	C	MISC RES	0			0.00	0.00	58,952.00	SF		1.00	1.00	0.60		0.50	0.30	17,686							
REVIEW DATE 08/25/2021 BY JB										Total Acres: 1.35 Total Land Value: 17,686 Market: 0 Agricultural: 0 Common: 17,686										PRINTED 06/10/2026 BY SYS															