

LOTS 9 BLOCK 7 BOULEVARD PARK S/
642-517, 813-31, WD 995-1947, DC

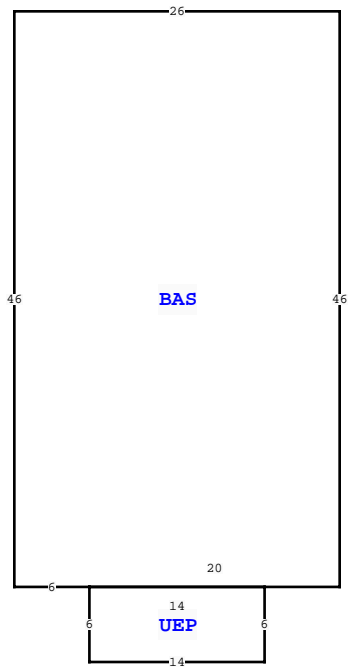
GEIGER ELAINE
1659 NW OAKLAND AVE
LAKE CITY, FL 32055

2026

20-3S-17-05506-000
VALUATION SUMMARY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	09	PINE WOOD	100
Air Condition	02	WINDOW	100
Heating Type	01	NONE	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	20317.090	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,196	100	
UEP	84	60	
TOTALS	1,280		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 0									Heated Area: 1196	
												HX Base Yr	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			68,947
TOTAL MARKET OB/XF VALUE			450
TOTAL LAND VALUE - MARKET			2,500
TOTAL MARKET VALUE			71,897
SOH/AGL Deduction			39,594
ASSESSED VALUE			32,303
TOTAL EXEMPTION VALUE	SX HX HB WX		32,303
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			71,897
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			71,897

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1485/2020	3/03/2023	LE	U	I	14	100
GRANTOR: GEIGER ELAINE						
GRANTEE: GEIGER ELAINE (ENH						
1077/1207	3/09/2006	WD	Q	I	04	100
GRANTOR: LAVOY G & GERALDINE B						
GRANTEE: LARRY & ELAINE GEIGE						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0040	BARN, POLE	0	100	0	0	0	0.00	0.00	
2	0296	SHED METAL	0	100	0	0	0	0.00	0.00	
3	0120	CLFENCE	4	0	100	0	0	0.00	0.00	

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

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W26 S46 E6 UEP= S6 E14 N6 W14\$ E20 N46\$.									

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	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			0.00	0.00	1.00	LT		1.00	1.00	1.00	2,500.00	2,500.00	2,500							