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

2027

20-3S-17-05506-000

BUILDING CHARACTERISTICS

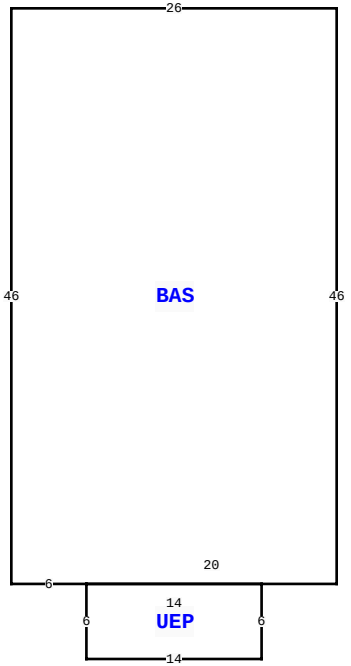
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	01	NONE 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,196	100		1,196	64,999
UEP	84	60		50	2,718
TOTALS	1,280			1,246	67,716

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,246	76.0104	83.61	104,178	1952	1952	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1196 HX Base Yr



1659 NW OAKLAND AVE, LAKE CITY

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

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	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		67,716
TOTAL MARKET OB/XF VALUE		450
TOTAL LAND VALUE - MARKET		2,500
TOTAL MARKET VALUE		70,666
SOH/AGL Deduction		37,394
ASSESSED VALUE		33,272
TOTAL EXEMPTION VALUE	SX HX HB WX	33,272
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		70,666
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						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 450

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	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	2,500.00	2,500.00	2,500							

REVIEW DATE 09/02/2015 BY DF Total Acres: 0.14 Total Land Value: 2,500 Market: 0 Agricultural: 0 Common: 2,500 PRINTED 11/17/2026 BY SYS