

THE S 610.52 FT OF SE1/4 OF SW1/
COR OF NE1/4 OF NW1/4 OF SEC 28-
E 60 FT, S 405.73 FTNW 72.16 FT,

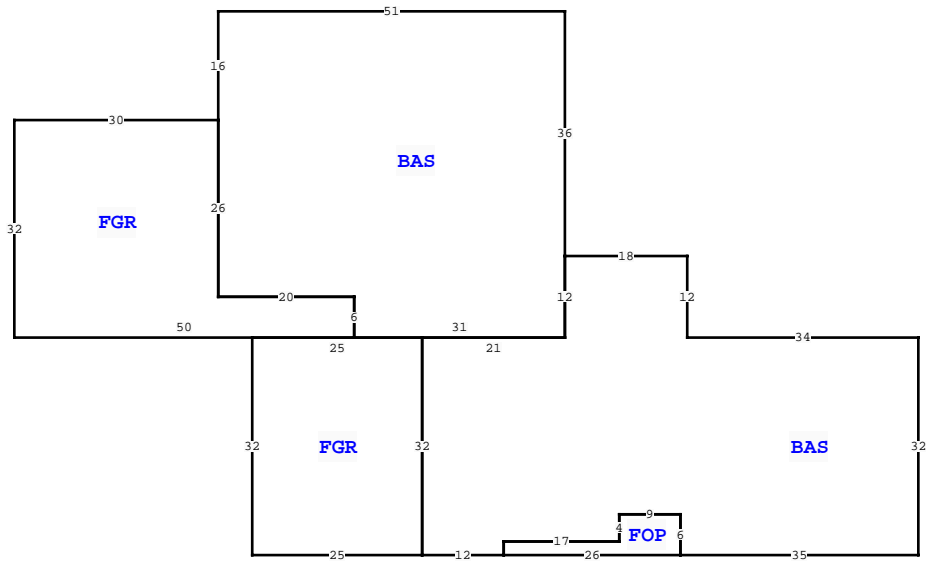
GRANGER KAREN ALIDA
343 NW HORIZON ST
LAKE CITY, FL 32055-7037

2026

21-3S-16-02239-002

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	04	PLYWOOD	50
Interior Wall	05	DRYWALL	50
Interior Floo	14	CARPET	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	21316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,328	100	
BAS	2,464	100	
FGR	800	55	
FGR	1,080	55	
FOP	88	30	
TOTALS	6,760		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	5,852	102.3350	114.62	670,756	1985	1985	0	0	35.00	65.00	
1 SINGLE FAM 100% - 0 Heated Area: 4792 HX Base Yr												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		435,991	
TOTAL MARKET OB/XF VALUE		53,795	
TOTAL LAND VALUE - MARKET		134,170	
TOTAL MARKET VALUE		502,212	
SOH/AGL Deduction		176,330	
ASSESSED VALUE		325,882	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		274,471	
TOTAL JUST VALUE		623,956	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		615,571	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28994	ADDN SFR	991	11/10/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

EXTRA FEATURES		343 NW HORIZON ST, LAKE CITY														
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	0210	GARAGE U	0	100	14	20	280.00	UT	5.00	100	2008	2008	3	100	1,400	
2	0040	BARN, POLE	0	100	36	36	1,296.00	UT	2.50	100	2008	2008	3	100	3,240	
3	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	100	2008	2008	3	100	2,000	
4	0166	CONC, PAVMT	0	100	32	62	1,984.00	UT	2.00	100	2011	2011	3	100	3,968	
5	0260	PAVEMENT-A	0	100	0	0	17,836.00	UT	1.30	100	2011	2011	3	100	23,187	
6	0031	BARN, MT AE	0	100	0	0	1.00	UT	0.00	100	2018	2018	3	100	13,000	
7	0169	FENCE/WOOD	0	100	0	0	1.00	UT	3,000.00	100	2023	2022		100	3,000	
8	9946	Well	0	100	0	0	1.00	UT	4,000.00	100	2023	2022		100	4,000	

LAND DESCRIPTION		TOTAL OB/XF 53,795																						
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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	8,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	15.77	AC		1.00	1.00	1.00	280.00	280.00	4,416							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	15.77	AC		1.00	1.00	1.00	8,000.00	8,000.00	126,160							
4	9400	C	RIGHTOFWAY	0		A-1	0.00	0.00	1.00	UT		1.00	1.00	1.00	10.00	10.00	10							

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W34 N12 W18 BAS= N36 W51 S16 FGR= W30 S32 E50 N6 W20 N26\$ S26 E20 S6 E31 N12\$ S12 W21 FGR= W25 S32 E25 N32\$ S32 E12 FOP= E26 N6 W9S4 W17 S2\$ N2 E17 N4E9 S6 E35 N32\$.	