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,

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

2027

21-3S-16-02239-002

BUILDING CHARACTERISTICS

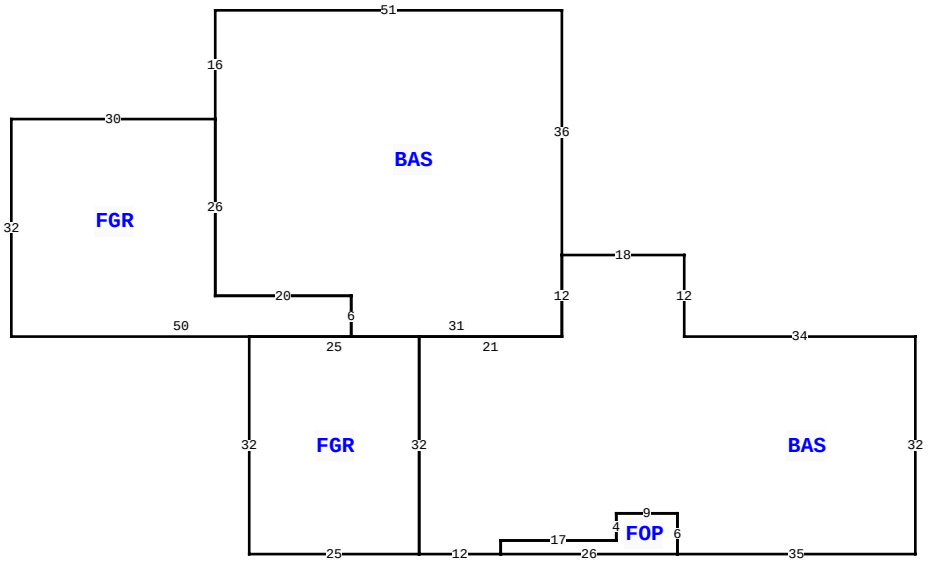
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,328	100		2,328	170,341
BAS	2,464	100		2,464	180,292
FGR	800	55		440	32,195
FGR	1,080	55		594	43,464
FOP	88	30		26	1,903
TOTALS	6,760			5,852	428,194

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	112.57	658,760	1985	1985	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 4792 HX Base Yr



343 NW HORIZON ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		428,194
TOTAL MARKET OB/XF VALUE		53,795
TOTAL LAND VALUE - MARKET		134,170
TOTAL MARKET VALUE		494,415
SOH/AGL Deduction		158,889
ASSESSED VALUE		335,526
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		284,115
TOTAL JUST VALUE		616,159
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		623,956

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

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$.

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

LAND DESCRIPTION

TOTAL OB/XF 53,795

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		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							

REVIEW DATE 02/09/2023 BY KS Total Acres: 17.30 Total Land Value: 12,426 Market: 126,160 Agricultural: 4,416 Common: 8,010 PRINTED 11/17/2026 BY SYS