NE1/4 OF SE1/4 OF SW1/4, EX BEG
NE1/4 OF SE1/4 OF SW1/4, RUN E 4
FT, RUN S ALONG E LINE OF THE WE

JOHNSON DARRELL PATRICK/JOHNSON DANNY RAY
190 NE RAY JOHNSON CT
LAKE CITY, FL 32055

2027

21-3S-17-05528-000

BUILDING CHARACTERISTICS

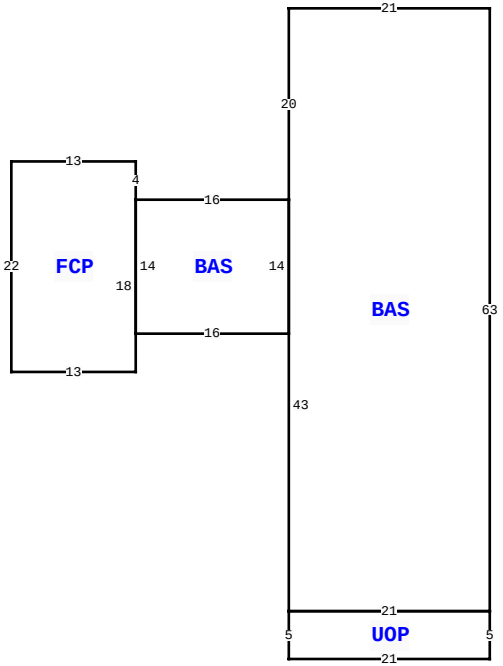
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	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	01	01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	21317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	224	100		224	12,903
BAS	1,323	100		1,323	76,209
FCP	286	25		72	4,148
UOP	105	20		21	1,210
TOTALS	1,938			1,640	94,469

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,640	80.5612	88.62	145,337	1945	1945	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2026 Heated Area: 1547 HX Base Yr



190 NE RAY JOHNSON CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/28/2025 MLU
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	0	0	0	1.00	UT	300.00	300.00	50	0	0	3	50	150	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2011	2011	3	100	1,200	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	94,469
TOTAL MARKET OB/XF VALUE	4,550
TOTAL LAND VALUE - MARKET	34,380
TOTAL MARKET VALUE	133,399
SOH/AGL Deduction	0
ASSESSED VALUE	133,399
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	133,399
TOTAL JUST VALUE	133,399
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	135,115

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1550/2419	10/03/2025	PB	U	I	18	0

GRANTOR: JOHNSON FREDDIE MAE

GRANTEE: JOHNSON DARRELL PAT

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 S20 BAS= W16 FCP= N4 W13 S22 E13 N18$ S14 E16 N14$ S43 UOP= S5 E21 N5 W21$ E21 N63$.

LAND DESCRIPTION

TOTAL OB/XF 4,550

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	0		00	0.00	0.00	3.82	AC		1.00	1.00	1.00	9,000.00	9,000.00	34,380							

REVIEW DATE 09/03/2015 BY DF Total Acres: 3.82 Total Land Value: 34,380 Market: 0 Agricultural: 0 Common: 34,380 PRINTED 11/17/2026 BY SYS