LOT 1 LAKEWOOD ESTATES S/D.

791-357,WD 1445-165,

URRUTIA JOSE A/URRUTIA NITZA M
362 NW EMPORIA GLN
LAKE CITY, FL 32055

2027

23-3S-16-02272-101

BUILDING CHARACTERISTICS

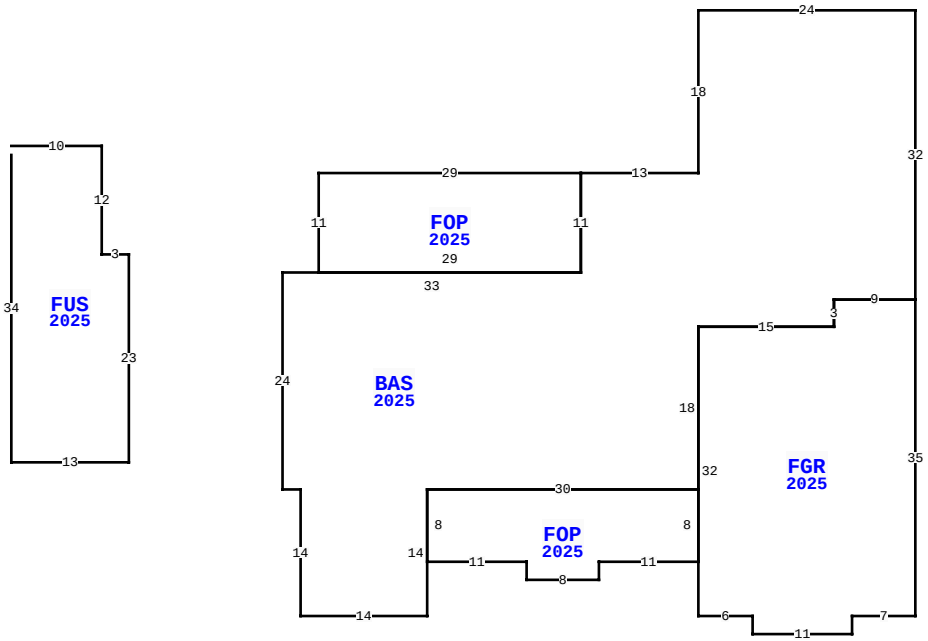
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		4 100
Frame	01	NONE 100
Stories	1.5	1.5 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC		23316.030 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,256	100	2025	2,256	270,872
FGR	817	55	2025	449	53,910
FOP	256	30	2025	77	9,246
FOP	319	30	2025	96	11,527
FUS	374	100	2025	374	44,905
TOTALS	4,022			3,252	390,459

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,252	110.2500	121.28	394,403	2024	2024	0	0	0	1.00	99.00

1 SINGLE FAM 100% - 2025 Heated Area: 2630 HX Base Yr 2025



362 NW EMPORIA GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2022 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	0166	CONC,PAVMT	0	100	0	0	820.00	UT	3.00	3.00	100	2025	2024		100	2,460	
2	0030	BARN,MT	0	100	24	24	576.00	UT	18.00	18.00	100	2026	2025		100	10,368	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	390,459
TOTAL MARKET OB/XF VALUE	12,828
TOTAL LAND VALUE - MARKET	75,000
TOTAL MARKET VALUE	478,287
SOH/AGL Deduction	286,561
ASSESSED VALUE	191,726
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	140,315
TOTAL JUST VALUE	478,287
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	485,369

LAND:1:1: 2.24 AC-UPLAND, 5.50 AC TOTAL DOR 1994

SALE:1:1: LOT 1 LAKEWOOD EST UNIT 1- SALE NOT IN L

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051507	Storage Building	15,000	11/14/2024
000048386	New Residential C	200,000	10/10/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1445/165	8/13/2021	WD	Q	V	01	100,000
GRANTOR: CRANSTON LINDA M						
GRANTEE: URRUTIA JOSE A						
0791/0357	5/27/1994	WD	U	V	12	30,000
GRANTOR: BULLARD-DEAS						
GRANTEE: LINDA M CRANSTON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2025;ORIG=10,3] W24 S18 W13 S11 W33 S24 E2 S14 E14 N14 E30 N18 E15 N3 E9 N32 $
FGR=[YR=2025;ORIG=10,35] W9 S3 W15 S32 E6 S2 E11 N2 E7 N35 $
FOP=[YR=2025;ORIG=-56,21] E29 S11 W29 N11 $
FOP=[YR=2025;ORIG=-14,56] W30 S8 E11 S2 E8 N2 E11 N8 $
FUS=[YR=2025;ORIG=-90,19] S34 E13 N23 W3 N12 W10 $
.

LAND DESCRIPTION

TOTAL OB/XF 12,828

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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							

REVIEW DATE 03/18/2026 BY robin Total Acres: 5.52 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 11/17/2026 BY SYS