

BEG SE COR OF NW1/4 OF NW1/4,
 RUN SW 133.73 FT, S 566.54 FT,
 W 298.14 FT, N 612.98 FT, CONT

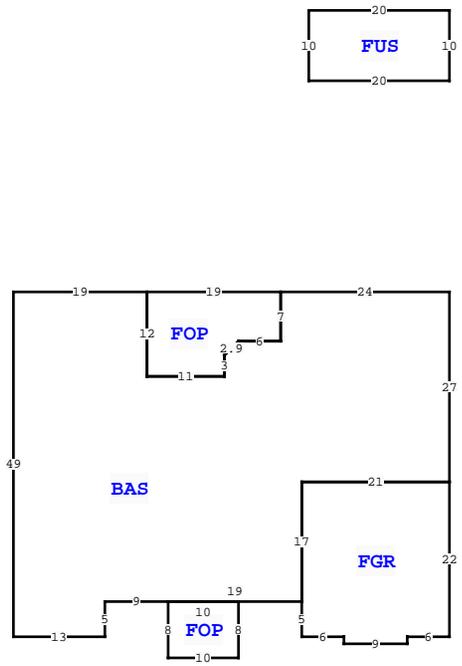
JOHNSON JAMES E JR/JOHNSON JULIE S
 9896 W US HWY 90
 LAKE CITY, FL 32055

2026

26-3S-15-00230-001

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectural Units	05	CONV	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	26315.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,246	100	
FGR	471	55	
FOP	80	30	
FOP	190	30	
FUS	200	100	
TOTALS	3,187		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,786	124.7400	142.20	396,169	2002	2002	0	0	23.00	77.00
2 SINGLE FAM 100% - 1999 Heated Area: 2446 HX Base Yr 1999											



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE	305,050			
TOTAL MARKET OB/XF VALUE	15,918			
TOTAL LAND VALUE - MARKET	85,975			
TOTAL MARKET VALUE	406,943			
SOH/AGL Deduction	118,213			
ASSESSED VALUE	288,730			
TOTAL EXEMPTION VALUE	51,411		HX HB	
BASE TAXABLE VALUE	237,319			
TOTAL JUST VALUE	406,943			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	400,969			
SALE:1:1: 5.01 AC				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
53147	Roof Replacement	21,667	05/19/2025
000048345	Electrical Servic	0	10/05/2023
19006	SFR	389	12/02/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0881/1812	5/28/1999	WD Q	Q	V	03	8,100
GRANTOR: RAMONA PARK CHURCH IN						
GRANTEE: JAMES E JOHNSON JR						
0865/0881	8/28/1998	WD Q	Q	V	01	12,100
GRANTOR: RAMONA PARK CHURCH						
GRANTEE: JOHNSON (CHURCH MEM)						

EXTRA FEATURES															9896 W US HIGHWAY 90 , 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	0296	SHED METAL	0	100	10	24	1.00	UT	0.00	100	1998	1998	3	100	1,000	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	2002	2002	3	100	1,200	
3	0166	CONC,PAVMT	0	100	0	0	684.00	UT	2.00	100	2002	2002	3	100	1,368	
4	0031	BARN,MT AE	0	100	30	45	1,350.00	UT	9.00	100	2013	2013	3	100	12,150	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2016	2016	3	100	200	
TOTALS																

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

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W24 S7 W6 D2L2 S3 W11 N12 W19 S49 E13 N5 E9 E19 N17 E21 N27 \$	
FGR=[ORIG=-21,44] S5 E6 S1 E9 N1 E6 N22 W21 S17 \$	
FUS=[ORIG=0,-30] N10 W20 S10 E20 \$	
FOP=[ORIG=-24,0] W19 S12 E11 N3 U2R2 E6 N7 \$	
FOP=[ORIG=-40,44] S8 E10 N8 W10 \$	

LAND DESCRIPTION																	TOTAL OB/XF					15,918		
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	5.01	AC		1.00	1.00	1.00	9,500.00	9,500.00	47,595							
2	0000	C	VAC RES	100		A-1	0.00	0.00	4.04	AC		1.00	1.00	1.00	9,500.00	9,500.00	38,380							