COMM NW COR OF SEC, RUN W
881.09 FT FOR POB, RUN SE 7.70
FT TO N R/W OF A 60 FOOT EASE-

HARRELL PATRICIA
373 NW OLD MILL DR
LAKE CITY, FL 32055

2027

26-3S-16-02305-232

BUILDING CHARACTERISTICS

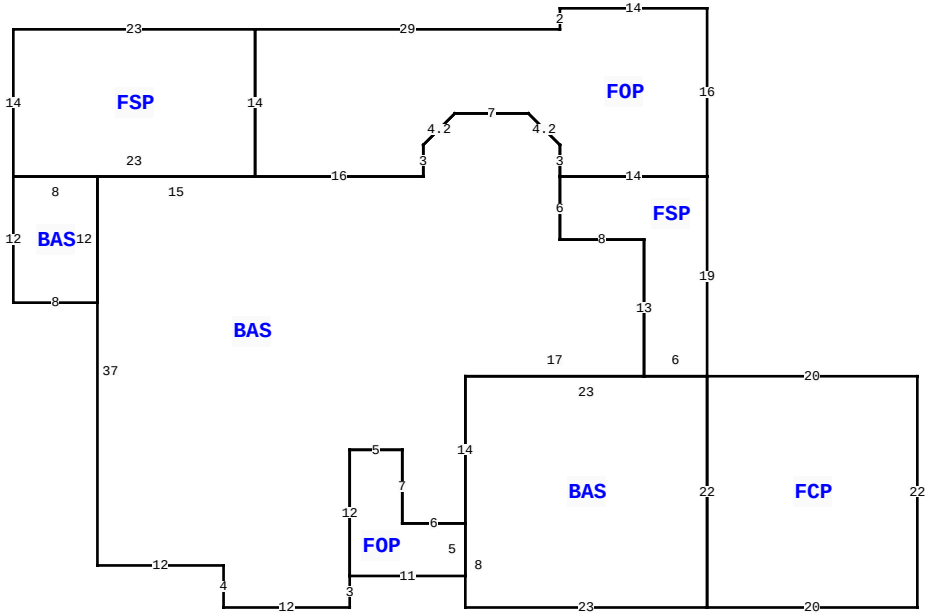
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	26316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	96	100		96	8,888
BAS	506	100		506	46,850
BAS	1,608	100		1,608	148,883
FCP	440	25		110	10,185
FOP	90	30		27	2,500
FOP	561	30		168	15,555
FSP	162	40		65	6,018
FSP	322	40		129	11,944
TOTALS	3,785			2,709	250,823

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,709	123.7824	136.16	368,857	1998	1998	0	5	0	27.00	68.00

1 SINGLE FAM 100% - 2019 Heated Area: 2210 HX Base Yr 2019



373 NW OLD MILL DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
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	602.00	UT	1.50	1.50	100	1998	1998	3	100	903	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200	
3	0120	CLFENCE 4	0	100	0	0	400.00	UT	2.25	2.25	100	1998	1998	3	100	900	
4	0080	DECKING	0	100	12	27	324.00	UT	5.00	5.00	100	2007	2007	3	100	1,620	
5	0296	SHED METAL	0	100	10	20	200.00	UT	12.00	12.00	100	2007	2007	3	100	2,400	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		250,823
TOTAL MARKET OB/XF VALUE		7,023
TOTAL LAND VALUE - MARKET		17,684
TOTAL MARKET VALUE		275,530
SOH/AGL Deduction		57,354
ASSESSED VALUE		218,176
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		166,765
TOTAL JUST VALUE		275,530
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		280,099

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30732	MAINT/ALTR	60	01/22/2013
25719	ADDN SFR	76	04/11/2007
13932	SFR	265	04/24/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1362/0369	6/07/2018	WD	Q	I	01	199,428
GRANTOR: LEON H & INEZ C MATHI						
GRANTEE: PATRICIA HARRELL						
1330/0319	1/30/2017	WD	Q	I	01	215,000
GRANTOR: MICHAEL J & JULIA R B						
GRANTEE: LEON H JR & INEZ C						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 FSP= N14 W23 S14 E23$ W15 BAS= W8 S12 E8 N12$ S37 E12 S4 E12 N3 FOP= E11 N5 W6 N7 W5 S12$ N12E5 S7 E6 BAS= S8 E23 FCP= E20 N22 W20 S22$ N22 W23 S14$ N14 E17 FSP= E6 N19 W14 S6 E8 S13$ N13 W8 N6 FOP= E14 N16 W14 S2 W29 S14 E16 N3 U3 R3 E7 R3 D3 S3$ N3 U3 L3 W7 L3 D3 S3$.

LAND DESCRIPTION

TOTAL OB/XF 7,023

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	0.79	AC		1.00	1.00	1.21	18,500.00	22,385.00	17,684							

REVIEW DATE 05/23/2023 BY KB Total Acres: 0.79 Total Land Value: 17,684 Market: 0 Agricultural: 0 Common: 17,684 PRINTED 11/17/2026 BY SYS