

LOT 3 FAIRWAY VIEW UNIT 2.  
 ORB 441-17, 812-1497,  
 910-99, QC 1274-1650, WD 1274-

SLAY NICHOLAS P  
 677 SW BASCOM NORRIS DR  
 LAKE CITY, FL 32025

**2026**

26-3S-16-02307-003  


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																				<b>VALUATION BY</b> Tax Group: 2 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 67,200 <b>TOTAL MARKET VALUE</b> 67,200 <b>SOH/AGL Deduction</b> 13,087 <b>ASSESSED VALUE</b> 54,113 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 54,113 <b>TOTAL JUST VALUE</b> 67,200 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 67,200											
DOR CODE		0000 VACANT																													
MAP NUM		06																													
NEIGHBORHOOD/LOC		26316.030 1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
<b>TOTALS</b> <b>EXTRA FEATURES</b> 433 NW HARRIS LAKE DR, LAKE CITY BLD DATE:      LGL DATE: 04/14/2026 MLU XF DATE:      LAND DATE: INC DATE:      AG DATE:																															
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															
																	<b>BUILDING NOTES</b>														
																	<b>BUILDING DIMENSIONS</b>														
																	<b>BUILDING DIMENSIONS</b>														
<b>LAND DESCRIPTION</b>										<b>TOTAL OB/XF</b> 0																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	0000	C	VAC RES	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.92	35,000.00	67,200.00	67,200														
<b>REVIEW DATE</b> 04/14/2026 <b>BY</b> MLU Total Acres: 0.51 Total Land Value: 67,200 Market: 0 Agricultural: 0 Common: 67,200 <b>PRINTED 05/13/2026 BY SYS</b>																															