LOT 8 FAIRWAY VIEW UNIT 2.
331-301, DC 1223-1407, LE 1372-2

MARSH STEPHEN A/MARSH JANET L
589 NW HARRIS LAKE DR
LAKE CITY, FL 32055

2027

26-3S-16-02307-008

BUILDING CHARACTERISTICS

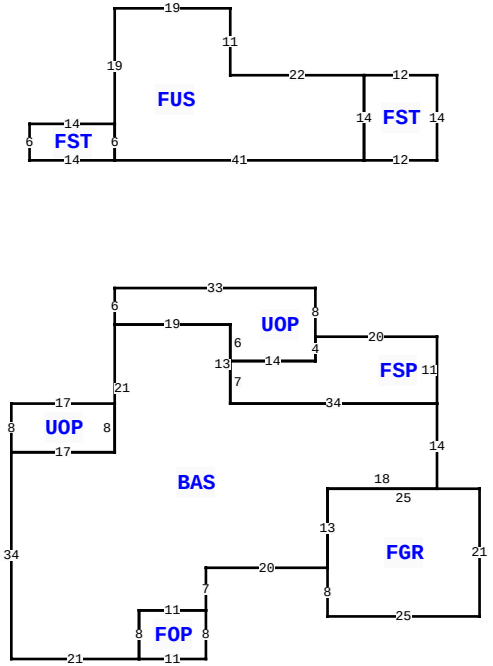
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 50
Interior Wall	06	CUST PANEL 50
Interior Floo	14	CARPET 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	26316.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,159	100		2,159	209,164
FGR	525	55		289	27,999
FOP	88	30		26	2,519
FSP	318	40		127	12,304
FST	84	55		46	4,456
FST	168	55		92	8,913
FUS	783	100		783	75,857
UOP	136	20		27	2,616
UOP	282	20		56	5,425
TOTALS	4,543			3,605	349,252

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,605	125.8153	138.40	498,932	1976	1995	0	0	0	30.00	70.00

1 SINGLE FAM 100% - 2026 Heated Area: 2942 HX Base Yr 2026



589 NW HARRIS LAKE DR, LAKE CITY

BLD DATE		LGL DATE	04/14/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	349,252
TOTAL MARKET OB/XF VALUE	3,150
TOTAL LAND VALUE - MARKET	67,200
TOTAL MARKET VALUE	419,602
SOH/AGL Deduction	244,233
ASSESSED VALUE	175,369
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	123,958
TOTAL JUST VALUE	419,602
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	400,538

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049196	Roof Replacement	23,400	02/12/2024
28935	MAINT/ALTR	75	10/12/2010
15135	REMODEL	100	02/25/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1572/1312	7/10/2026	WD	Q	I	01	550,000
GRANTOR: KALB CHARLES H						
GRANTEE: MARSH STEPHEN A						
1505/30	12/18/2023	QC	U	I	11	100
GRANTOR: OWENS ELIZABETH R						
GRANTEE: ROUNTREE JOAN M						

BUILDING NOTES

BUILDING DIMENSIONS

FSP= N11 W20 UOP= N8 W33 S6 E19 S6 E14 N4$ S4 W14 S7 E34$BAS= W34 N13 W19 S21 UOP= W17 N8 E17 S8$ W17 S34 E21 FOP= E11 N8 W11 S8$ N8 E11 N7E20 FGR= S8 E25 N21 W25 S13$ N13 E18 N14$ PTR=N40 FST= N14 W12 FUS= W22 N11 W19 S19 FST= W14 S6 E14 N6$ S6 E41 N14$ S14 E12$ S40$.

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	1.00	UT	0.00	0.00	100	0	0	3	100	1,150	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 3,150

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	0140	C	SFR GOLF	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.92	35,000.00	67,200.00	67,200							

REVIEW DATE 10/26/2026 BY TP Total Acres: 0.53 Total Land Value: 67,200 Market: 0 Agricultural: 0 Common: 67,200 PRINTED 11/17/2026 BY SYS