BEG NE COR OF SEC 35-4S-16, RUN
OF SEC 35 A DIST OF 45.62 FT TO
KING RD, RUN W ALONG R/W 162.82

CONNER LINDA SUE
793 SW KING STREET
LAKE CITY, FL 32024

2027

26-4S-16-03196-001

BUILDING CHARACTERISTICS

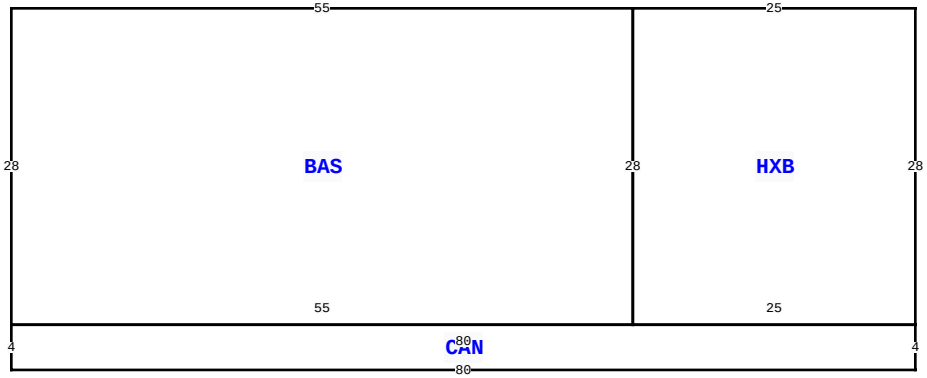
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	01	MINIMUM 80
Interior Wall	02	WALL BD/WD 20
Interior Floo	06	VINYL ASB 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		0 100
Bathrooms		0 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Architectual	05	CONV 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 01
NEIGHBORHOOD/LOC	26416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,540	100		1,540	88,418
CAN	320	30		96	5,512
HXB	700	100		700	40,190
TOTALS	2,560			2,336	134,120

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,336	80.3000	88.33	206,339	1975	1975	0	0	0	35.00	65.00

1 SINGLE FAM 29.97% - 0 Heated Area: 2240 HX Base Yr



793 SW KING ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/15/2026 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	0120	CLFENCE 4	0	100	0	0	190.00	UT	4.50	4.50	100	1993	1993	3	100	855	
2	0166	CONC,PAVMT	0	100	30	30	900.00	UT	2.00	2.00	50	1993	1993	3	50	900	
3	0294	SHED WOOD/	0	100	12	16	192.00	UT	7.50	7.50	60	1993	1993	3	60	864	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		134,120
TOTAL MARKET OB/XF VALUE		2,619
TOTAL LAND VALUE - MARKET		14,040
TOTAL MARKET VALUE		150,779
SOH/AGL Deduction		23,582
ASSESSED VALUE		127,197
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		102,197
TOTAL JUST VALUE		150,779
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		153,224

SALE:3:1: DAY CARE CENTER

SALE:2:1: .65 AC WITH DAY CARE

LAND:2:1: HAS ONE BUILDING-COMBINED USE

BLDG:1:1: COMBINED USE-SFR & CHURCH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1561/921	2/20/2026	LE	U	I	14	100
GRANTOR: CONNER LINDA SUE (ENH						
GRANTEE: CONNER TIFFANIE R (						
0838/2630	4/29/1997	WD	Q	I	03	18,000
GRANTOR: EVELYN H WILLIS (FKA						
GRANTEE: LINDA SUE CONNER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W55 S28 CAN= S4 E80 N4 W80$ E55 HXB= E25 N28 W25 S28$ N28$.

LAND DESCRIPTION

TOTAL OB/XF 2,619

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	0		A-1	0.00	0.00	0.30	AC		1.00	1.00	1.35	16,000.00	21,600.00	6,480							
2	0100	C	SFR	100		00	0.00	0.00	0.35	AC		1.00	1.00	1.35	16,000.00	21,600.00	7,560							

REVIEW DATE 07/11/2019 BY KR Total Acres: 0.65 Total Land Value: 14,040 Market: 0 Agricultural: 0 Common: 14,040 PRINTED 11/17/2026 BY SYS