

S1/2 OF THE FOLLOWING: BEG 495  
 OF NE1/4 OF SE1/4, N 165 FT, E 3  
 FT, W 341.92 FT TO POB. (AKA S1/

GUINN LOU ANN  
 200 NW MADELIENE TER  
 LAKE CITY, FL 32055

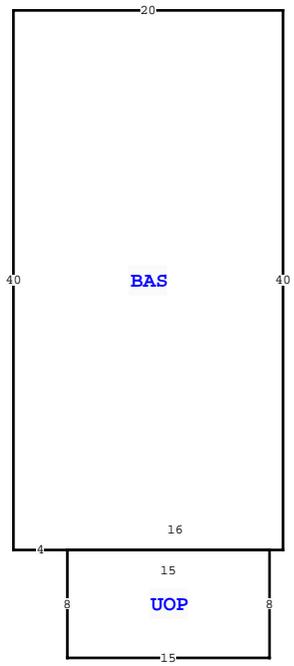
2026

28-3S-16-02366-025



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	08	WD OR PLY 50	
Exterior Wall	15	CONC BLOCK 50	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	04	PLYWOOD 100	
Interior Floor	08	SHT VINYL 100	
Air Condition	01	NONE 100	
Heating Type	01	NONE 100	
Bedrooms		2 100	
Bathrooms		1 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectural Units	05	CONV 100	
Condition Adj	01	01 100	
Kitchen Adjus	01	01 100	
Quality	02	02	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	28316.040	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	800	100	
UOP	120	20	
TOTALS	920		824

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	824	67.7552	77.24	63,646	1970	1970	0	0	35.00	65.00		
2 SINGLE FAM 0% - 2024 Heated Area: 800 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			41,370
TOTAL MARKET OB/XF VALUE			350
TOTAL LAND VALUE - MARKET			11,408
TOTAL MARKET VALUE			53,128
SOH/AGL Deduction			0
ASSESSED VALUE			53,128
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			53,128
TOTAL JUST VALUE			53,128
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			52,404

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0902/2439	5/13/2000	WD	Q	I	03	22,500
GRANTOR: BARBARA S THOMLEY						
GRANTEE: LOU ANN GUINN						
0774/1531	5/10/1993	WD	Q	I	02	0
GRANTOR: LEE W GUINN						
GRANTEE: BARBARA SUE THOMLEY						

EXTRA FEATURES																
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	0294	SHED WOOD/	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	350	

TOTAL OB/XF										350						
200 NW MADELIENE TER, LAKE CITY																
BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE		05/09/2022		MLU		

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[ORIG=0,0] W20 S40 E4 E16 N40 \$
UOP=[ORIG=-16,40] S8 E15 N8 W15 \$

LAND DESCRIPTION										TOTAL OB/XF										350					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		RSF/MH	0.00	0.00	0.65	AC		1.00	1.00	1.35	13,000.00	17,550.00	11,408								