LOT 4 BLOCK 13 CAROLYN HEIGHTS S BRADLEY OTIS J/JOHNSON VIVIAN BRADLEY

406-744, DC 1311-638, PB 1457-16 ,

2027

28-3S-17-05801-000

BUILDING CHARACTERISTICS

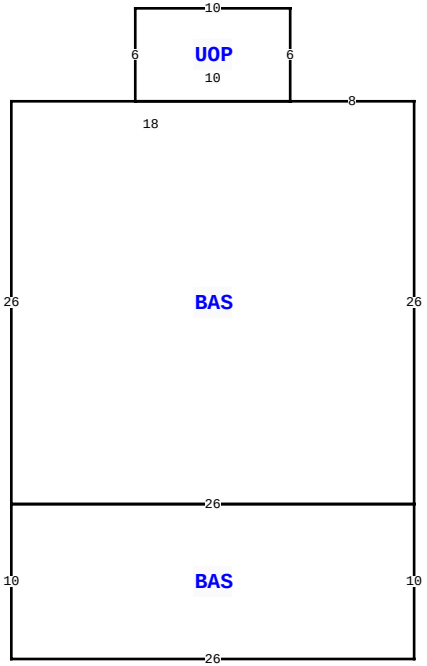
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	28317.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	260	100		260	11,370
BAS	676	100		676	29,562
UOP	60	20		12	525
TOTALS	996			948	41,456

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	948	72.2779	79.51	75,375	1962	1962	10	0	0	35.00	55.00

1 SINGLE FAM 0% - 2023 Heated Area: 936 HX Base Yr



424 NE GRANGER MILL AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	41,456
TOTAL MARKET OB/XF VALUE	150
TOTAL LAND VALUE - MARKET	8,400
TOTAL MARKET VALUE	50,006
SOH/AGL Deduction	0
ASSESSED VALUE	50,006
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	50,006
TOTAL JUST VALUE	50,006
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	50,758

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1457/1691	1/25/2022	PB	U	I	18	0

GRANTOR: CLERK OF COURT

GRANTEE: JOHNSON VIVIAN BRAD

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W8 UOP= N6 W10 S6 E10$ W18 S26 BAS= S10 E26 N10 W26$E26 N26$.

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	0296	SHED METAL	0	0	0	0	1.00	UT	300.00	300.00	50	1993	1993	3	50	150	

LAND DESCRIPTION

TOTAL OB/XF 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	0100	C	SFR	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	8,400.00	8,400.00	8,400							

REVIEW DATE 09/17/2015 BY DF Total Acres: 0.20 Total Land Value: 8,400 Market: 0 Agricultural: 0 Common: 8,400 PRINTED 11/17/2026 BY SYS