COMM AT NE COR OF SEC, RUN S ALO
660.73 FT, RUN W 40 FT TO W R/W
CONT W 2550.67 FT FOR POB, CONT

FRISINA WARD ANTHONY/FRISINA SCARLET P
607 SW MARKHAM ST
LAKE CITY, FL 32024

2027

30-5S-17-09458-001

BUILDING CHARACTERISTICS

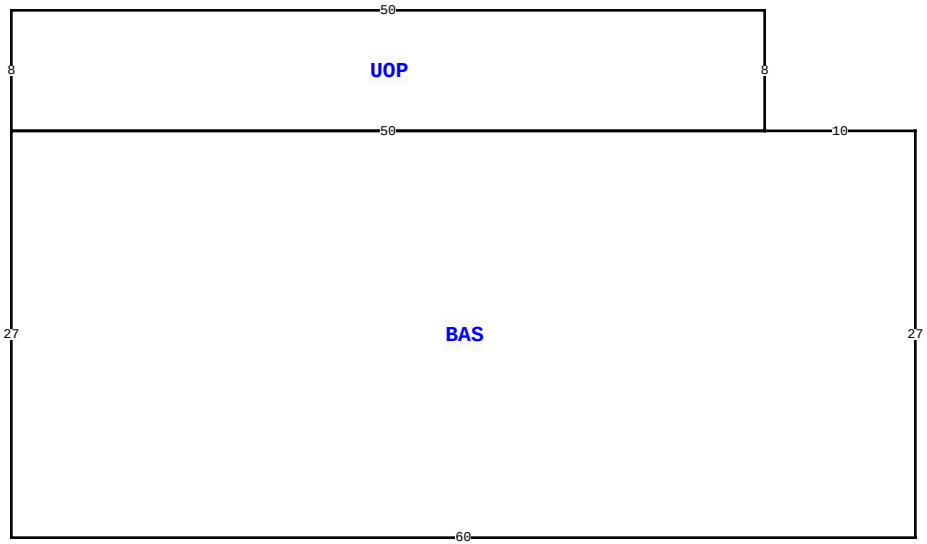
ELEMENT	CD	CONSTRUCTION
Exterior Wall	06	BD/BATTEN 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	30517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	44,673
UOP	400	25		100	2,758
TOTALS	2,020			1,720	47,431

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,720	114.9000	68.94	118,577	1998	1998	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2006 Heated Area: 1620 HX Base Yr 2006



607 SW MARKHAM ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2017	2017	3	100	1,200	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	800	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	47,431
TOTAL MARKET OB/XF VALUE	2,100
TOTAL LAND VALUE - MARKET	121,440
TOTAL MARKET VALUE	61,501
SOH/AGL Deduction	20,993
ASSESSED VALUE	40,508
TOTAL EXEMPTION VALUE	HX HB 25,000
BASE TAXABLE VALUE	15,508
TOTAL JUST VALUE	170,971
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	170,971

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22772	M H	250	02/03/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1028/0845	7/15/2004	WD	Q	V	06	100
GRANTOR: A B & MARGIE K MARKHA						
GRANTEE: WARD ANTHONY & SCAR						
0796/1359	8/01/1994	WD	Q	V	01	0
GRANTOR: MILDRED P KERCE ETAL						
GRANTEE: MARGIE LOU KERCE MA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W10 UOP= N8 W50 S8 E50$ W50 S27 E60 N27$.

LAND DESCRIPTION

TOTAL OB/XF 2,100

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	0200	C	MBL HM	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	8,000							
2	6200	A	PASTURE 3	100					14.18	AC		1.00	1.00	1.00	280.00	280.00	3,970							
3	9910	M	MKT.VAL.AG	0			0.00	0.00	14.18	AC		1.00	1.00	1.00	8,000.00	8,000.00	113,440							

REVIEW DATE 09/07/2017 BY DF Total Acres: 15.18 Total Land Value: 11,970 Market: 113,440 Agricultural: 3,970 Common: 8,000 PRINTED 11/17/2026 BY SYS