

LOT 2 BLOCK 6 UNIT 3 GWEN LAKE E
COR OF LOT 2 BLOCK 6 FOR POB, RU
108.2 FT, S 50 FT, W 105 FT TO P

MITCHELL INDIRA
759 NW PALM DR
LAKE CITY, FL 32055

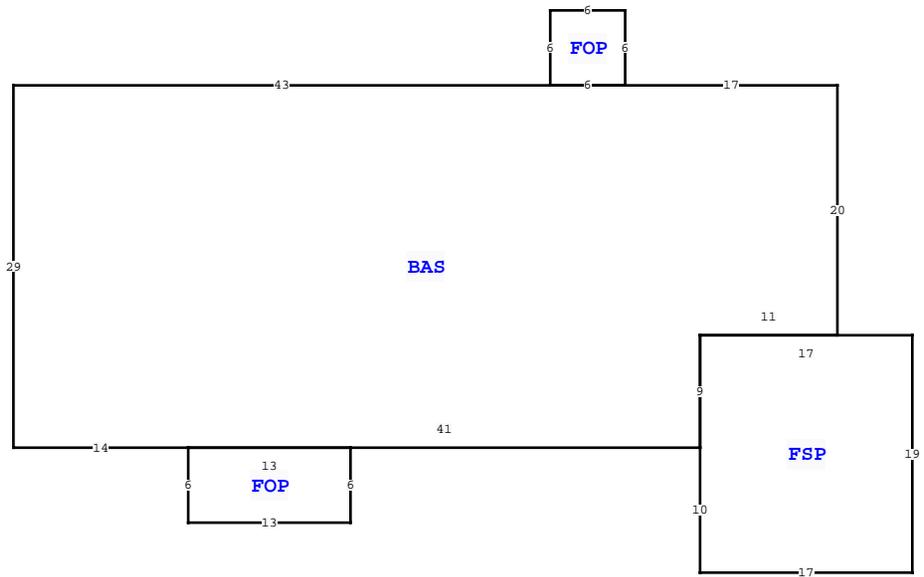
2026

31-3S-17-06025-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural	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	06
NEIGHBORHOOD/LOC	31317.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,815	100	
FOP	36	30	
FOP	78	30	
FSP	323	40	
TOTALS	2,252		
			1,978
			195,214

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2022		260,285	1955	2005	0	0	25.00	75.00
			Heated Area: 1815								
				HX Base Yr 2022							



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		195,214
TOTAL MARKET OB/XF VALUE		1,275
TOTAL LAND VALUE - MARKET		19,368
TOTAL MARKET VALUE		215,857
SOH/AGL Deduction		27,948
ASSESSED VALUE		187,909
TOTAL EXEMPTION VALUE	WX HX HB	56,411
BASE TAXABLE VALUE		131,498
TOTAL JUST VALUE		215,857
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		210,978

PERMIT NUM	DESCRIPTION	AMT	ISSUED
229	MAINT/ALTR	50	06/23/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1450/801	9/26/2021	WD Q	Q	I	01	175,000
GRANTOR: TATE JOSHUA						
GRANTEE: MITCHELL INDIRA						
1312/2076	4/06/2016	WD Q	Q	I	01	97,500
GRANTOR: JOHN MICHAEL LEE AS T						
GRANTEE: JOSHUA & SARAH C TA						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/12/2026	MLU

BUILDING NOTES	
BAS= W43 S29 E14 FOP= S6 E13N6 W13\$ E41 FSP= S10 E17 N19 W17 S9\$ N9 E11 N20 W17 FOP= N6 W6 S6 E6\$ W6\$.	

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	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	1,200.00	100	0	0	3	100	1,200
2	0166	CONC, PAVMT	0	100	0	0		1.00	UT 0.00	0.00	100	1993	1993	3	100	75

LAND DESCRIPTION															TOTAL OB/XF									
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	100		*RSF-1	0.00	0.00	15,494.61	SF		1.00	1.00	1.00	1.25	1.25	19,368							