

BEG SE COR OF SW1/4 OF SW1/4, RU  
NE 130.77 FT, NW 143.29 FT TO R/  
NE 140.39 FT, SE 156.71 FT, S 35

THOMAS RANDAL D/THOMAS PAULA RENEE  
173 NW MAXMORE DR  
LAKE CITY, FL 32055

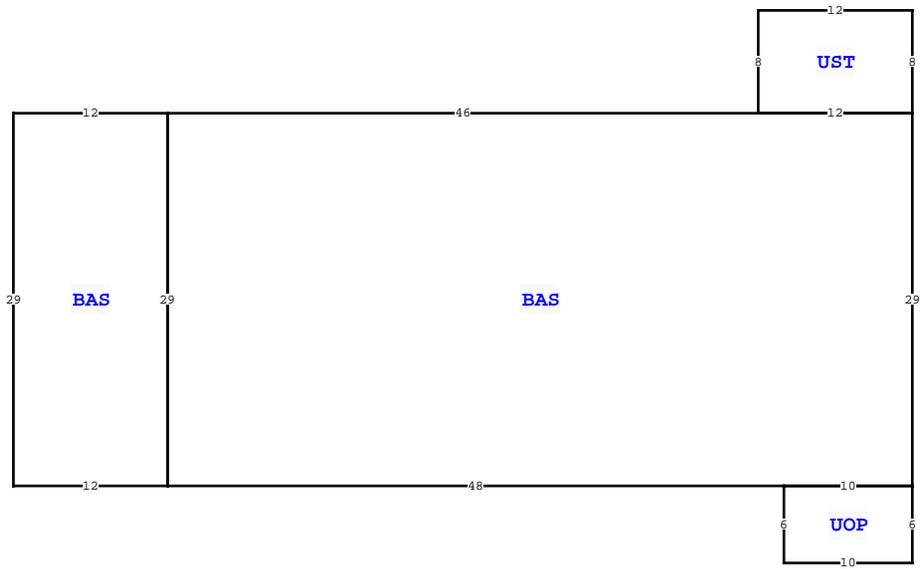
2026

31-3S-17-06249-000



ELEMENT		CD	CONSTRUCTION		
Exterior Wall	31	VINYL	SID	80	
Exterior Wall	17	MSNRY	STUC	20	
Roof Structure	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	03	PLASTER	100		
Interior Floor	09	PINE WOOD	100		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	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	03	03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	31317.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	348	100		348	13,134
BAS	1,682	100		1,682	63,479
UOP	60	20		12	453
UST	96	45		43	1,623
TOTALS	2,186			2,085	78,688

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	2,085	66.2083	75.48	157,376	1930	1930	0	0	15	35.00	50.00
2 SINGLE FAM			0% - 2025	Heated Area: 2030		HX Base Yr						



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			78,688
TOTAL MARKET OB/XF VALUE			200
TOTAL LAND VALUE - MARKET			9,100
TOTAL MARKET VALUE			87,988
SOH/AGL Deduction			0
ASSESSED VALUE			87,988
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			87,988
TOTAL JUST VALUE			87,988
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			86,602

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1510/2440	2/14/2024	WD	U	I	11	100
GRANTOR: MOORE FRANK KENNETH						
GRANTEE: THOMAS RANDAL D						
0939/0831	11/07/2001	QC	Q	I	01	100
GRANTOR: ANDREW & LYNETTE JOLL						
GRANTEE: FRANK KENNETH & ELI						

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

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	0166	CONC, PAVMT	0	0	0	0	1.00	UT 0.00	0.00	100	1993	1993	3	100	200	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W46 BAS= W12 S29 E12 N29\$ S29 E48 UOP= E10 S6W10N6\$ E10 N29 UST= N8 W12 S8 E12\$ W12\$.	

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	0		RSF/MR	59.00	193.00	1.00	AC		1.00	1.00	0.70	13,000.00	9,100.00	9,100							