

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

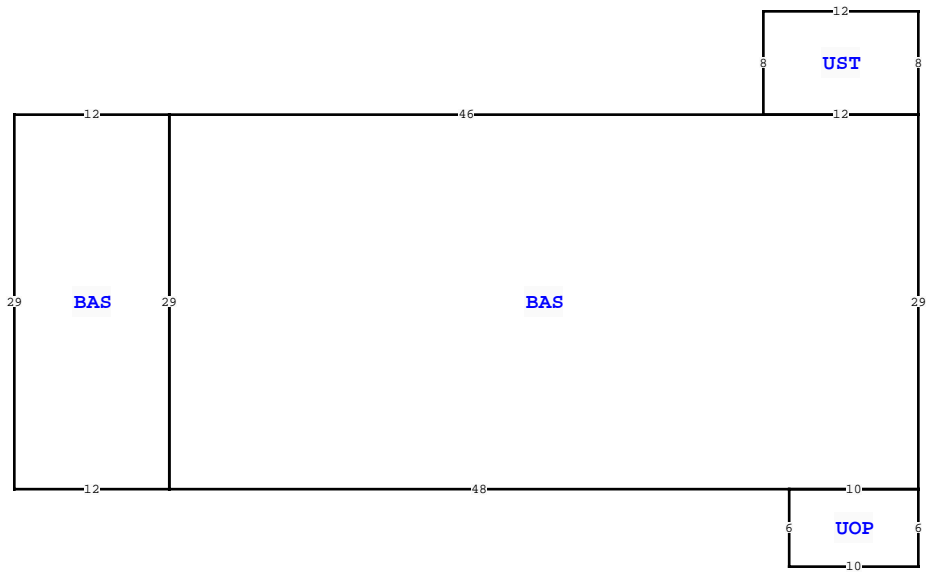
2026

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
BAS	348	100	
BAS	1,682	100	
UOP	60	20	
UST	96	45	
TOTALS	2,186		

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	74.15	154,603	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 BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			77,302
TOTAL MARKET OB/XF VALUE			200
TOTAL LAND VALUE - MARKET			9,100
TOTAL MARKET VALUE			86,602
SOH/AGL Deduction			0
ASSESSED VALUE			86,602
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			86,602
TOTAL JUST VALUE			86,602
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						

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	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	

879 SW ARLINGTON BLVD, LAKE CITY

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

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							