BEG INTERS OF W LINE OF W1/2 OF OF US-90, RUN N 420 FT, E 230 FT TO N R/W US-90, W 230 FT TO POB.

HAWTHORNE MARY ETTA
4845 E US HWY 90
LAKE CITY, FL 32055

2026

31-3S-18-10321-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	1418.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/29/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	2,500
TOTAL LAND VALUE - MARKET	18,000
TOTAL MARKET VALUE	20,500
SOH/AGL Deduction	2,955
ASSESSED VALUE	17,545
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	17,545
TOTAL JUST VALUE	20,500
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	20,500

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1148/1561	4/18/2008	PR	Q	I	01	100

GRANTOR: MARY ETTA HAWTHORNE P

GRANTEE: MARY ETTA HAWTHORNE

BUILDING NOTES

BUILDING DIMENSIONS

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	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	500	
2	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 2,500

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	0700	C	MISC RES	0		00	0.00	0.00	2.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	18,000							

REVIEW DATE 09/25/2015 BY RP Total Acres: 2.00 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 06/22/2026 BY SYS