

COMM NE COR NE1/4 OF SE1/4, S 79
 248.21 FT TO POB, W 244.16 FT, N
 244.28 FT, S 260.96 FT TO POB. P

ALLEN WILLIE B/ALLEN ONI T
 377 NW SENIOR CT
 LAKE CITY, FL 32055

2026

32-2S-16-01807-007



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1											
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND										
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 14,600 TOTAL MARKET VALUE 14,600 SOH/AGL Deduction 0 ASSESSED VALUE 14,600 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 14,600 TOTAL JUST VALUE 14,600 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 10,950											
DOR CODE		0000 VACANT																		PERMIT NUM DESCRIPTION AMT ISSUED 000053887 Mobile Home 08/21/2025											
MAP NUM		03																													
NEIGHBORHOOD/LOC		32216.00 1.00/																		SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1545/951 7/24/2025 QC U V 11 100 GRANTOR: ALLEN BRANDON J GRANTEE: ALLEN WILLIE B 1514/456 4/08/2024 QC U V 11 100 GRANTOR: ALLEN WILLIE B GRANTEE: ALLEN BRANDON J											
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																					
TOTALS																															
EXTRA FEATURES										290 NW SENIOR CT, LAKE CITY										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/08/2026 MLU											
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															
																	BUILDING NOTES														
																	BUILDING DIMENSIONS														
																	TOTAL OB/XF 0														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	0000	C	VAC RES	0		A-1	0.00	0.00	1.46	AC		1.00	1.00	1.00	10,000.00	10,000.00	14,600														
REVIEW DATE 05/08/2026 BY MLU Total Acres: 1.46 Total Land Value: 14,600 Market: 0 Agricultural: 0 Common: 14,600 PRINTED 06/08/2026 BY SYS																															