BEG SE COR OF SW1/4 OF SW1/4, W
FT, S 630 FT, E 210 FT TO POB, &
OF SEC 29 AS SURVEYED BY BG MOOR

GRAHAM EDWIN D/GRAHAM E B
305 ROYAL CARIBBEAN CT
SAINT AGUSTINE, FL 32080

2027

32-6S-18-10650-001

BUILDING CHARACTERISTICS

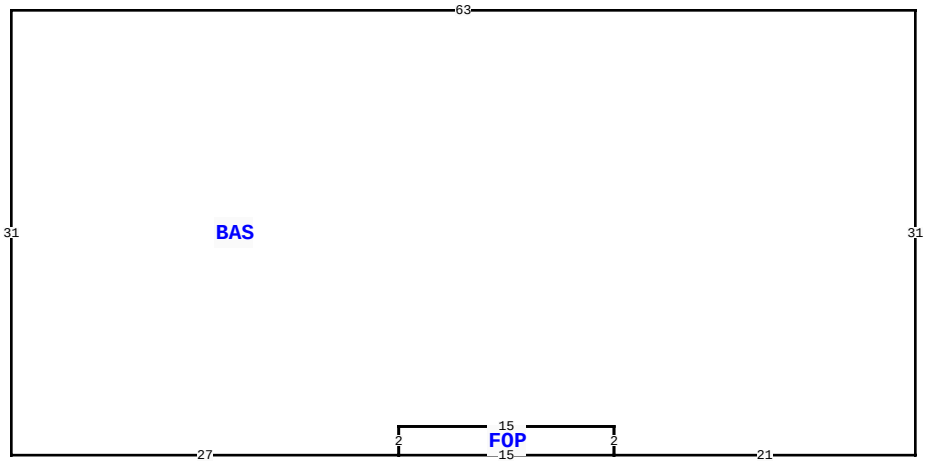
ELEMENT	CD	CONSTRUCTION
Exterior Wall	06	BD/BATTEN 80
Exterior Wall	19	COMMON BRK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	06	VINYL ASB 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	19618.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,923	100		1,923	143,107
FOP	30	30		9	670
TOTALS	1,953			1,932	143,777

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,932	104.0810	114.49	221,195	1974	1974	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2026 Heated Area: 1923 HX Base Yr



1320 SE GRAHAM CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
4	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
5	0031	BARN,MT AE	0	0	24	56	1,344.00	UT	9.00	9.00	100	2013	2013	3	100	12,096	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	143,777
TOTAL MARKET OB/XF VALUE	13,696
TOTAL LAND VALUE - MARKET	103,620
TOTAL MARKET VALUE	169,223
SOH/AGL Deduction	0
ASSESSED VALUE	169,223
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	169,223
TOTAL JUST VALUE	261,093
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	263,704

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1261/1947	9/20/2013	QT	U	V	18	100
GRANTOR: CLERK OF COURT (QUIET						
GRANTEE: EDWIN GRAHAM & MARG						
1260/0625	8/21/2013	QC	U	V	11	100
GRANTOR: RONALD A FEAGLE						
GRANTEE: EDWIN GRAHAM & MARG						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W63 S31 E27 FOP= E15 N2W15 S2$ N2 E15 S2 E21 N31$.

LAND DESCRIPTION

TOTAL OB/XF 13,696

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	0100	C	SFR	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	0.85	11,000.00	9,350.00	9,350							
2	6200	A	PASTURE 3	0			0.00	0.00	8.57	AC		1.00	1.00	1.00	280.00	280.00	2,400							
3	9910	M	MKT.VAL.AG	0			0.00	0.00	8.57	AC		1.00	1.00	1.00	11,000.00	11,000.00	94,270							

REVIEW DATE 10/08/2015 BY DF Total Acres: 9.57 Total Land Value: 11,750 Market: 94,270 Agricultural: 2,400 Common: 9,350 PRINTED 11/17/2026 BY SYS