SW1/4 OF NE1/4 & N1/2 OF NW1/4 O
OF NW1/4 OF NE1/4.

LAW JESSIE
478 NE DEEP CREEK GLN
LAKE CITY, FL 32055

2027

33-1S-17-04627-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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 03

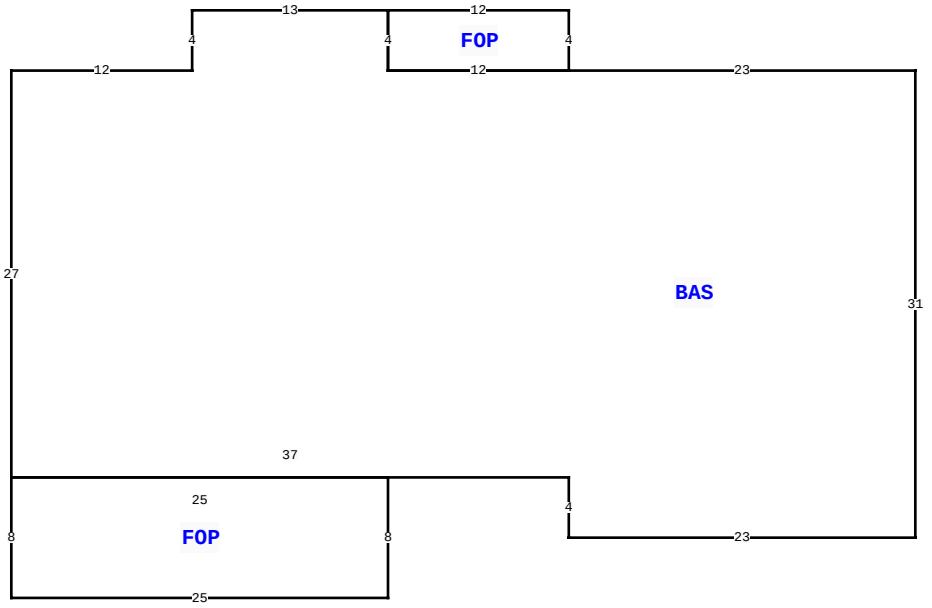
NEIGHBORHOOD/LOC 33117.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,764	100		1,764	138,108
FOP	48	30		14	1,096
FOP	200	30		60	4,698
TOTALS	2,012			1,838	143,902

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,838	109.5000	120.45	221,387	1986	1986	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1764 HX Base Yr



478 NE DEEP CREEK GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/11/2025 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	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
3	0030	BARN,MT	0	0	24	40	960.00	UT	2.80	2.80	100	0	0	3	100	2,688	
4	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	500	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
6	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
7	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		151,922
TOTAL MARKET OB/XF VALUE		21,488
TOTAL LAND VALUE - MARKET		280,000
TOTAL MARKET VALUE		196,659
SOH/AGL Deduction		69,887
ASSESSED VALUE		126,772
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		70,361
TOTAL JUST VALUE		453,410
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		456,026

PERMIT NUM	DESCRIPTION	AMT	ISSUED
8404	M H	125	05/20/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 FOP= N4 W12 S4 E12$W12 N4 W13 S4 W12 S27 FOP= S8 E25 N8 W25$ E37 S4 E23 N31$.

LAND DESCRIPTION

TOTAL OB/XF 21,488

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	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	3,500.00	3,500.00	3,500							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	40.00	AC		1.00	1.00	1.00	280.00	280.00	11,200							
3	5600	A	TIMBER 3	0		A-1	0.00	0.00	29.00	AC		1.00	1.00	1.00	281.00	281.00	8,149							
4	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	40.00	40.00	400							
5	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	79.00	AC		1.00	1.00	1.00	3,500.00	3,500.00	276,500							

REVIEW DATE 08/25/2026 BY JB Total Acres: 80.00 Total Land Value: 23,249 Market: 276,500 Agricultural: 19,749 Common: 3,500 PRINTED 11/17/2026 BY SYS

SW1/4 OF NE1/4 & N1/2 OF NW1/4 O
OF NW1/4 OF NE1/4.

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BUILDING CHARACTERISTICS

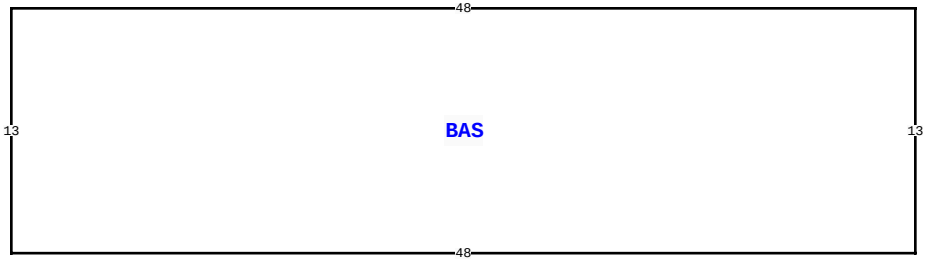
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	02	MIN PLYWD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	02	02
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	33117.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	624	100		624	8,020
TOTALS	624			624	8,020

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	624	53.5500	32.13	20,049	1975	1975	0	0	0	60.00	40.00

2 MOBILE HME 0% - 0 Heated Area: 624 HX Base Yr



478 NE DEEP CREEK GLN, LAKE CITY

BLD DATE		LGL DATE	04/11/2025 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

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PREVIOUS YEAR MKT VALUE		456,026

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S13 E48 N13$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 08/25/2026 BY JB Total Acres: 80.00 Total Land Value: 23,249 Market: 276,500 Agricultural: 19,749 Common: 3,500 PRINTED 11/17/2026 BY SYS