BEG 40 FT W OF NE COR OF LOT 10, FT TO GSF RR, RUN NW 62 FT, S 24 FT TO POB. REESE S/D & BEG 85 FT

LEVANN CORP
522 NE GRANGE AVE
LAKE CITY, FL 32055

2026

33-3S-17-06307-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	33317.010 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

238 NE TOMLIN DR, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	6,728
TOTAL MARKET VALUE	6,728
SOH/AGL Deduction	0
ASSESSED VALUE	6,728
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	6,728
TOTAL JUST VALUE	6,728
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	6,728

LAND:1:1: .22 AC

SALE:4:1: $.60 STAMPS (STRANGE DEED)

SALE:3:1: $.60 STAMPS (STRANGE DEED)

SALE:1:1: $.70 STAMPS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055134	Mobile Home		03/02/2026
000054346	Right-of-Way Acce		10/29/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1537/2011	4/09/2025	WD	Q	V	01	7,500
GRANTOR: FIELD INVESTMENTS LLC						
GRANTEE: LEVANN CORP						
1516/2273	6/12/2024	WD	U	V	11	100
GRANTOR: MCKENDREE JASON						
GRANTEE: LEVANN CORP						

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

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
1	0000	C	VAC RES	0		00	0.00	0.00	0.22	AC		1.00	1.00	1.00	11,600.00	11,600.00	2,552							
2	0000	C	VAC RES	0		00	0.00	0.00	0.29	AC		1.00	1.00	1.00	14,400.00	14,400.00	4,176							

REVIEW DATE 01/09/2017 BY DF Total Acres: 0.51 Total Land Value: 6,728 Market: 0 Agricultural: 0 Common: 6,728 PRINTED 05/12/2026 BY SYS