

COMM NW COR OF NE1/4 OF NW1/4, R  
S 210 FT FOR POB, RUN E 210 FT,  
210 FT, N 75 FT TO POB.

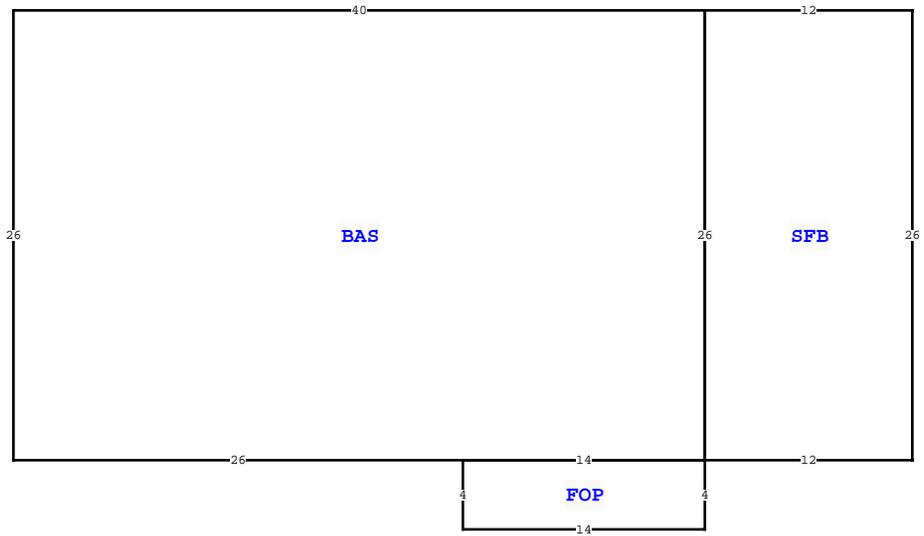
DBM PROPERTY LLC  
261 SW SEBASTIAN CIR  
LAKE CITY, FL 32024

**2026**

33-3S-17-06452-002  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	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	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	33317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,040	100	
FOP	56	30	
SFB	312	80	
TOTALS	1,408		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,307	97.0200	110.60	144,554	1980	1980	20	0	0	35.00	45.00
1 SINGLE FAM 0% - 2023 Heated Area: 1352 HX Base Yr												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			65,049
TOTAL MARKET OB/XF VALUE			750
TOTAL LAND VALUE - MARKET			3,750
TOTAL MARKET VALUE			69,549
SOH/AGL Deduction			0
ASSESSED VALUE			69,549
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			69,549
TOTAL JUST VALUE			69,549
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			68,409

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1461/2166	3/11/2022	WD	U	I	11	100
GRANTOR: RIVERO MARTIN						
GRANTEE: DBM PROPERTY LLC						
1030/1187	11/10/2004	WD	U	I	07	25,000
GRANTOR: MYRTICE POWELL						
GRANTEE: MARTIN RIVERO						

EXTRA FEATURES		303 NE WEBSTER AVE, LAKE CITY															
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
1	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	600	
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	50	

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

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W40 S26 E26 FOP= S4 E14N4 W14\$ E14 SFB= E12 N26 W12 S26\$ N26\$.												

LAND DESCRIPTION													TOTAL OB/XF 750												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		RSF/MH	75.00	200.00	15,000.00	SF		1.00	1.00	0.50	0.50	0.25	3,750								