A PORTION OF LOTS 3 & 4 AND 2 BL ESTATES S/D DESC AS: COMM SE COR N 80 DEG W 2.18 AC FOR POB, CONT

HORTON WILLIAM LARRY/GREEN JOSEPH D
PO BOX 370
LAKE CITY, FL 32056

2027

33-3S-17-06526-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	24	CORG METAL 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Fixtures		4 100
Frame	02	WOOD FRAME 100
Story Height		10 100
RMS		0 100
Stories	1.	1. 100
Units		0 100
Condition Adj	02	02 100
Quality	05	05
DOR CODE	2700	VEH SALE/REPAIR

MAP NUM | MKT AREA 07

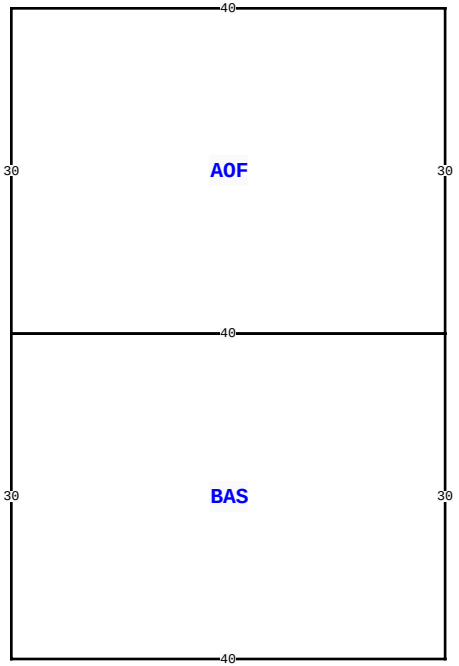
NEIGHBORHOOD/LOC 33317.090 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	1,200	110		1,320	6,574
BAS	1,200	100		1,200	5,976
TOTALS	2,400			2,520	12,550

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8600	04	2,520	35.5680	9.96	25,099	1960	1960	0	0	0	50.00	50.00

1 BARNS 0% - 0 Heated Area: 2400 HX Base Yr



1710 E DUVAL ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 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	0166	CONC,PAVMT	0	0	0	0	1,880.00	UT	1.50	1.50	25	0	0	3	25	705	
2	0252	LEAN-TO W/	0	0	11	36	396.00	UT	2.00	2.00	50	2008	2008	3	50	396	
3	0252	LEAN-TO W/	0	0	12	30	360.00	UT	2.00	2.00	50	2008	2008	3	50	360	
4	0252	LEAN-TO W/	0	0	24	46	1,104.00	UT	2.00	2.00	25	2008	2008	3	25	552	
5	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	40,749
TOTAL MARKET OB/XF VALUE	3,413
TOTAL LAND VALUE - MARKET	40,602
TOTAL MARKET VALUE	84,764
SOH/AGL Deduction	3,707
ASSESSED VALUE	81,057
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	81,057
TOTAL JUST VALUE	84,764
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	73,688

PRMT:2:1: RECONNECTION ON BLDG B

SALE:1:1: LOTS 3 & 4 BLK 5 HIGHLAND ESTATES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056582	Electrical Servic		09/15/2026
000055746	Electrical Servic		05/28/2026
7396	RECONNECT	0	07/22/1993
7397	RECONNECT	0	07/22/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1565/56	3/20/2026	WD	Q	I	01	125,000
GRANTOR: HORTON KAREN L						
GRANTEE: GREEN JOSEPH D						
1565/52	3/12/2026	WD	U	I	11	100
GRANTOR: HORTON SHILOW VANESE						
GRANTEE: HORTON KAREN L						

BUILDING NOTES

BUILDING DIMENSIONS

AOF= W40 S30 BAS= S30 E40 N30 W40$ E40 N30$.

LAND DESCRIPTION

TOTAL OB/XF 3,413

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	2700	C	AUTO SALES	0		CI	135.00	120.00	16,241.00	SF		1.00	1.00	1.00	2.50	2.50	40,602							

REVIEW DATE 08/11/2026 BY TP Total Acres: 0.37 Total Land Value: 40,602 Market: 0 Agricultural: 0 Common: 40,602 PRINTED 11/17/2026 BY SYS

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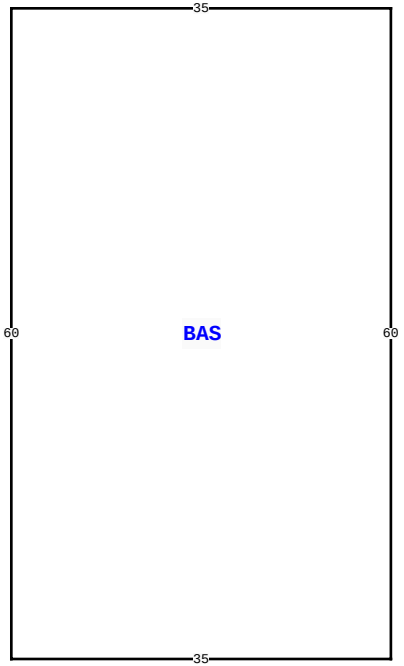
ELEMENT	CD	CONSTRUCTION
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Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Fixtures		0 100
Frame	05	STEEL 100
Story Height		14 100
RMS		1 100
Stories	0	0 100
Units		0 100
Condition Adj	02	02 100
Quality	05	05
DOR CODE	2700	VEH SALE/REPAIR
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	33317.090	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,100	100		2,100	28,199
TOTALS	2,100			2,100	28,199

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8701	04	2,100	63.9406	22.38	46,998	1973	1973	0	0	0	40.00	60.00

2 PREF M B S 0% - 0 Heated Area: 2100 HX Base Yr



1710 E DUVAL ST, LAKE CITY

BLD DATE		LGL DATE	05/12/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

EXTRA FEATURES

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COLUMBIA COUNTY PROPERTY

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BUILDING DIMENSIONS

BAS= W35 S60 E35 N60$.

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

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