LOT 13 & A WEDGE-SHAPED PARCEL
BEING 6 FT WIDE ON THE E END &
1 FOOT WIDE ON THE W END OFF

BRADLEY LISA
187 SE MONTROSE AVE
LAKE CITY, FL 32025

2027

33-3S-17-06587-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	03	PLASTER 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
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	05	05
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 07

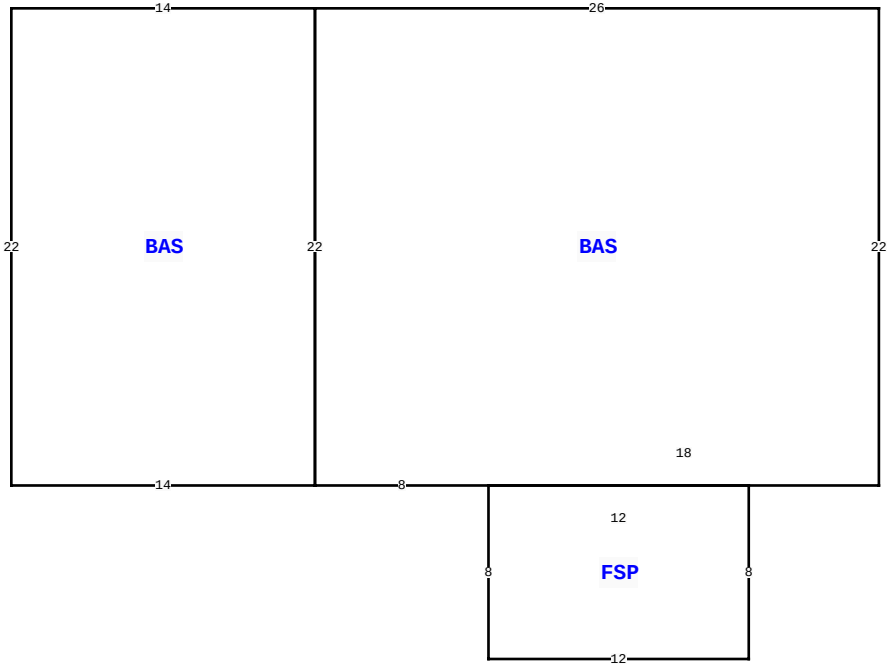
NEIGHBORHOOD/LOC 33317.100 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	308	100		308	19,186
BAS	572	100		572	35,632
FSP	96	40		38	2,367
TOTALS	976			918	57,185

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	918	102.9600	113.26	103,973	1960	1960	10	0	0	35.00	55.00

1 SINGLE FAM 100% - 2004 Heated Area: 880 HX Base Yr 2004



187 SE MONTROSE AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
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	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	50	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		57,185
TOTAL MARKET OB/XF VALUE		550
TOTAL LAND VALUE - MARKET		4,150
TOTAL MARKET VALUE		61,885
SOH/AGL Deduction		23,024
ASSESSED VALUE		38,861
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		13,861
TOTAL JUST VALUE		61,885
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		62,925

SALE:5:1: IN LIEU OF FORECLOSURE

SALE:4:1: IN LIEU OF FORECLOSURE

SALE:3:1: LOT 13 & PT OF LOT 14 BLK 28 CAMPHOR KNO

SALE:2:1: $.70 STAMPS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048400	Remodel	8,500	10/11/2023
000044955	Roof Replacement	9,500	07/13/2022
32586	MAINT/ALTR	35	01/02/2015

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0972/2207	1/23/2003	QC	Q	I	06	100
GRANTOR: WINSTON H BRADLEY						
GRANTEE: LISA BRADLEY						
0912/1577	10/06/2000	WD	U	I		14,000
GRANTOR: GLADYS IRENE SEALEY						
GRANTEE: WINSTON H BRADLEY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 BAS= W14 S22 E14 N22$ S22 E8 FSP= S8 E12 N8 W12$ E18 N22$.

LAND DESCRIPTION

TOTAL OB/XF 550

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		RSF/MH	50.00	95.00	1.00	LT		1.00	1.00	0.50	8,300.00	4,150.00	4,150							

REVIEW DATE 03/24/2026 BY robin Total Acres: 0.11 Total Land Value: 4,150 Market: 0 Agricultural: 0 Common: 4,150 PRINTED 11/16/2026 BY SYS