

ALL BLOCK J MELROSE PARK S/D EX  
 APPROX .65 AC DESC IN ORB 650-10  
 HEDGE ST (CLOSED) & E1/2 OF COLB

CARC HOUSING INC  
 512 SW SISTERS WELCOME ROAD  
 LAKE CITY, FL 32025

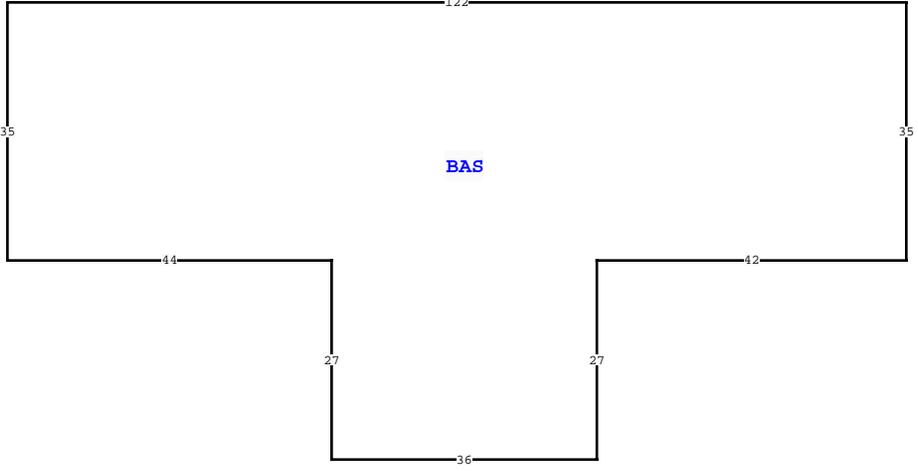
2026

33-3S-17-06652-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Ceiling	01	FIN.SUSPD	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Fixtures		15	100
Frame	03	MASONRY	100
Story Height		8	100
RMS		18	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Quality	05	05	
DOR CODE	8600	COUNTY IMP	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	33317.110	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	5,242	100	
TOTALS	5,242		5,242 243,150

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	NURS HOME	0%	- 0									
Heated Area: 5242					HX Base Yr							



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE		243,150	
TOTAL MARKET OB/XF VALUE		4,670	
TOTAL LAND VALUE - MARKET		29,916	
TOTAL MARKET VALUE		277,736	
SOH/AGL Deduction		0	
ASSESSED VALUE		277,736	
TOTAL EXEMPTION VALUE	03	277,736	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		277,736	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		277,736	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1592	MAINT/ALTR	75	03/15/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1271/0272	2/26/2014	QC	U	V	11	0
GRANTOR: CITY OF LAKE CITY, FL						
GRANTEE: CARC HOUSING INC						
0655/0281	6/17/1988	WD	Q	V		22,000
GRANTOR: GIEBEIG P M						
GRANTEE: CARC HOUSING INC						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	0260	PAVEMENT-A	0	0	0	1.00	UT	0.00	0.00	100	1989	1989
2	0294	SHED WOOD/	0	0	0	1.00	UT	0.00	0.00	100	2004	2004
3	0060	CARPORT F	0	0	0	1.00	UT	0.00	0.00	100	2004	2004
4	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	2017	2017

TOTAL OB/XF												
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
286 SE LOCHLYNN TER, LAKE CITY												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE												
LAND DATE												
AG DATE												
4,670												

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= N35 W122 S35 E44 S27 E36N27 E42S.												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	7000	C	INSTITAL	0		*RO	214.00	206.00	1.00	LT		1.00
TOTAL ADJ 3.32												
UNIT PRICE 9,000.00												
ADJ UNIT PRICE 29,916.00												
LAND VALUE 29,916												
OTHER ADJUSTMENTS AND NOTES												
YEAR DENSITY DECL FRZ YR CONSRV												