LOTS 1, 2 BLOCK N MELROSE PARK S
859-897, DC 934-1274, 955-2446,

SAMUELS ERIC/SAMUELS RONALD
151 SE DAN CT
LAKE CITY, FL 32025

2026

33-3S-17-06668-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	33317.110 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

322 SE ELOISE AVE, 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	3,000
TOTAL LAND VALUE - MARKET	10,790
TOTAL MARKET VALUE	13,790
SOH/AGL Deduction	0
ASSESSED VALUE	13,790
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	13,790
TOTAL JUST VALUE	13,790
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	13,790

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1482/1769	12/23/2022	QC	U	I	11	100
GRANTOR: SAM JOHNS LLC						
GRANTEE: SAMUELS ERIC						
1302/1533	10/14/2015	QC	U	V	11	100
GRANTOR: SAMUEL ALVIN JOHNS						
GRANTEE: SAM JOHNS LLC						

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
1	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 3,000

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		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.30	8,300.00	10,790.00	10,790							

REVIEW DATE 12/13/2016 BY DF Total Acres: 0.24 Total Land Value: 10,790 Market: 0 Agricultural: 0 Common: 10,790 PRINTED 05/12/2026 BY SYS