

LOT 4 BLOCK 3 GOLF MANOR S/D.
850-1565, 1566, 970-1077, QC 103

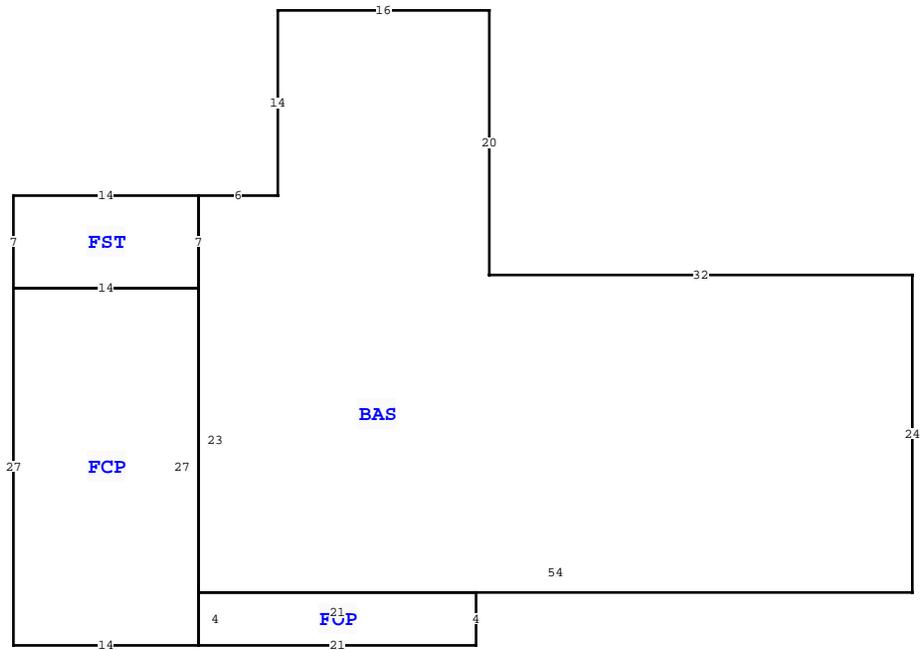
RACE MADISON J
122 SE DUSTIN TER
LAKE CITY, FL 32025

2026

33-3S-17-06773-000
VALUATION SUMMARY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	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	06	VINYL ASB	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	1.100	
Architectual Units	05	CONV	100
Condition Adj	01	01	100
Kitchen Adjus	01	01	100
Quality	04	04	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	33317.140	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,652	100	
FCP	378	25	
FOP	84	30	
FST	98	55	
TOTALS	2,212		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,825	81.6354	91.43	166,860	1960	1980	0	0	10	35.00	55.00
1 SINGLE FAM 100% - 2025 Heated Area: 1652 HX Base Yr 2025												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		91,773	
TOTAL MARKET OB/XF VALUE		4,400	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		114,673	
SOH/AGL Deduction		0	
ASSESSED VALUE		114,673	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		63,262	
TOTAL JUST VALUE		114,673	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		114,673	
SALE:2:1: LOT 4 BLOCK 3 GOLF MANOR S/D (QUIT CLAIM)			
SALE:1:1: LOT 4 BLOCK 3 GOLF MANOR			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047946	Roof Replacement	14,000	08/23/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1497/683	8/16/2023	WD	Q	I	01	131,000
GRANTOR: BELL STEVE H JR						
GRANTEE: RACE MADISON J						
1079/1929	3/17/2006	QC	U	I	11	100
GRANTOR: BRADLEY CURTIS AS PR						
GRANTEE: BELL STEVE H SR						

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	Q	% COND	OB/XF MKT VALUE	NOTES
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	0	0	3	100	1,200	
2	0296	SHED METAL	0	100	32	10	1.00	UT	0.00	100	0	0	3	100	900	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	100	1993	1993	3	100	300	
4	0060	CARPORT F	0	100	18	20	360.00	UT	5.00	50	1993	1993	3	50	900	
5	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	100	1993	1993	3	100	600	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	100	1993	1993	3	100	400	
7	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	100	

TOTAL OB/XF											
4,400											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
04/21/2023 MLU											

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS= W32 N20 W16 S14 W6 FST= W14 S7 E14 N7\$ S7 FCP= W14 S27 E14 N27\$ S23 FOP= S4 E21 N4 W21\$ E54 N24 \$.											

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	% 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-2	80.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							