LOTS 3 & 4 BLK 1 ODOM HEIGHTS S/
421-76, WD 853-926, QC 1125-2117

ESEMCLB LLC
517 HARDWOOD CIR
ORLANDO, FL 32828

2027

33-3S-17-06800-000

BUILDING CHARACTERISTICS

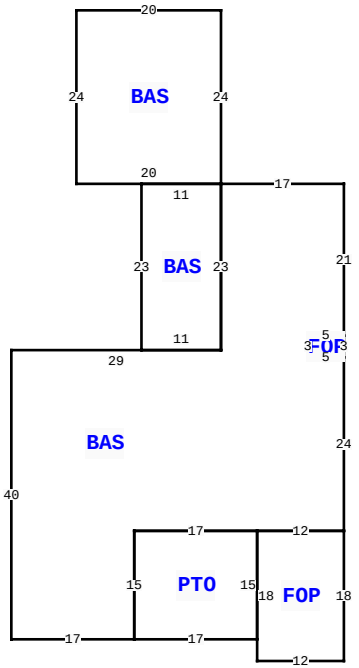
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	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	0108	SFRES/RENTAL
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	33317.150	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	253	100		253	18,999
BAS	480	100		480	36,045
BAS	1,781	100		1,781	133,743
FOP	15	30		4	300
FOP	216	30		65	4,881
PTO	255	5		13	976
TOTALS	3,000			2,596	194,945

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,596	105.0240	115.53	299,916	1958	1980	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2023 Heated Area: 2514 HX Base Yr



1344 SE BAYA DR, LAKE CITY

BLD DATE		LGL DATE	04/27/2022 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	194,945
TOTAL MARKET OB/XF VALUE	1,138
TOTAL LAND VALUE - MARKET	27,000
TOTAL MARKET VALUE	223,083
SOH/AGL Deduction	0
ASSESSED VALUE	223,083
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	223,083
TOTAL JUST VALUE	223,083
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	226,627

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052847	Roof Replacement	16,000	04/07/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1472/532	7/29/2022	WD	U	I	36	76,700
GRANTOR: BAY PROPERTY MANAGEME						
GRANTEE: ESEMCLB LLC						
1125/2118	7/19/2007	WD	Q	I		195,000
GRANTOR: FRAME						
GRANTEE: BAY PROPERTY MANAGE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W17 BAS= N24 W20 S24 E20$ BAS= W11 S23 E11 N23$ S23 W29 S40 E17 PTO= E17 N15 W17 S15$ N15 E17 FOP= S18 E12N18 W12$ E12 N24 FOP= N3 W5 S3 E5$ W5 N3 E5 N21$.

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	0	0	0	255.00	UT	2.50	2.50	100	1993	1993	3	100	638	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 1,138

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	0		CG	200.00	135.00	27,000.00	SF		1.00	1.00	1.00	1.00	1.00	27,000							

REVIEW DATE 03/30/2026 BY JB Total Acres: 0.62 Total Land Value: 27,000 Market: 0 Agricultural: 0 Common: 27,000 PRINTED 11/17/2026 BY SYS