E DIV: COMM NE COR OF GOSS ADDIT
N 41.75 FT TO N LINE OF MONROE S
E 55 FT N 98.1 FT, E 44 FT FOR P

WILLIAMS TERRANCE/WILLIAMS KATINE
886 SE SAINT JOHNS ST
LAKE CITY, FL 32025

2027

33-3S-17-13010-000

BUILDING CHARACTERISTICS

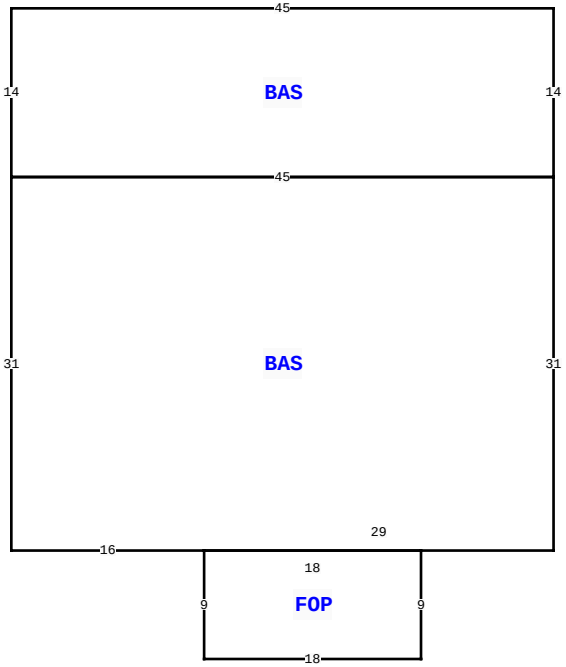
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC		860317.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	630	100		630	44,435
BAS	1,395	100		1,395	98,391
FOP	162	30		49	3,456
TOTALS	2,187			2,074	146,282

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,074	98.6490	108.51	225,050	1950	1950	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2020 Heated Area: 2025 HX Base Yr 2020



886 SE SAINT JOHNS ST, LAKE CITY

BLD DATE		LGL DATE	04/27/2022 MLU
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	2004	2004	3	100	300	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	100	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		146,282
TOTAL MARKET OB/XF VALUE		600
TOTAL LAND VALUE - MARKET		6,646
TOTAL MARKET VALUE		153,528
SOH/AGL Deduction		43,826
ASSESSED VALUE		109,702
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		58,291
TOTAL JUST VALUE		153,528
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		156,197

SALE:1:1: 1/2 INTEREST

PERMIT NUM	DESCRIPTION	AMT	ISSUED
70	ADDN SFR	75	02/28/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1382/1009	4/04/2019	WD	Q	I	01	87,500
GRANTOR: JANELLE E BARROW						
GRANTEE: TERRANCE & KATINE W						
1223/0537	10/14/2011	WD	Q	I	01	18,700
GRANTOR: ROBERT A & MEYNA WILL						
GRANTEE: JANELLE E WARDWELL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W45 S31 E16 FOP= S9 E18N9 W18$ E29 N31$ BAS= N14 W45S14 E45$.

LAND DESCRIPTION

TOTAL OB/XF 600

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	-366.00	106.00	6,996.00	SF		1.00	1.00	1.00	0.95	0.95	6,646							

REVIEW DATE 12/01/2016 BY DF Total Acres: 0.16 Total Land Value: 6,646 Market: 0 Agricultural: 0 Common: 6,646 PRINTED 11/16/2026 BY SYS