

E DIV: COMM NE COR OF GOSS' ADD  
 FT, E 55 FT, N 91.1 FT FOR POB,  
 44 FT, N 106 FT TO R/W ST JOHNS,

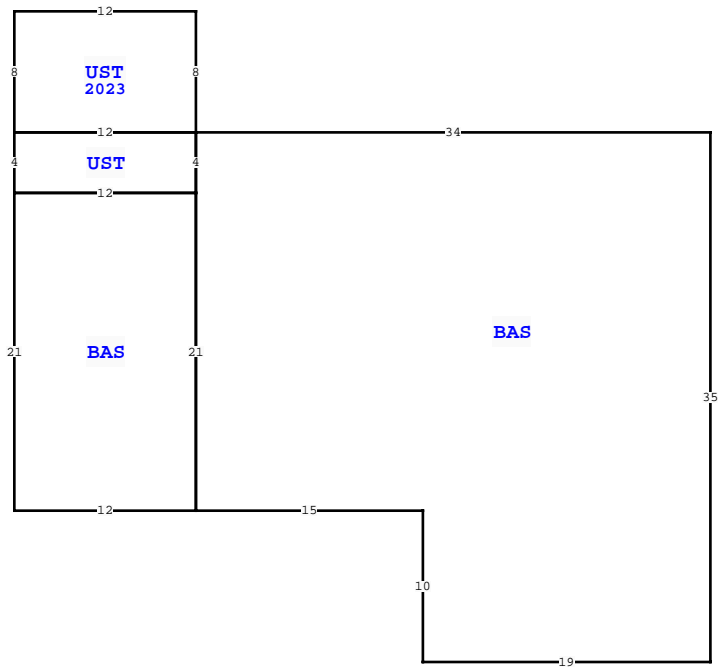
PRY MICHAEL J/PRY ELIZABETH M  
 870 SE SAINT JOHNS ST  
 LAKE CITY, FL 32025

**2026**

33-3S-17-13042-000  


ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 90
Exterior Wall	31	VINYL SID 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floor	12	HARDWOOD 90
Interior Floor	15	HARDTILE 10
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	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,357	110.3436	123.58	167,698	1950	1950		0	0	35.00	65.00	
1 SINGLE FAM 100% - 2024 Heated Area: 1292 HX Base Yr 2024													



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	252	100		252	20,242
BAS	1,040	100		1,040	83,540
UST	48	45		22	1,767
UST	96	45	2023	43	3,454
TOTALS	1,436			1,357	109,004

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			109,004
TOTAL MARKET OB/XF VALUE			750
TOTAL LAND VALUE - MARKET			9,500
TOTAL MARKET VALUE			119,254
SOH/AGL Deduction			63,516
ASSESSED VALUE			55,738
TOTAL EXEMPTION VALUE	HX HB		30,738
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			119,254
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			119,254

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047972	Solar Power Syste	19,368	08/24/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1486/515	3/08/2023	WD	Q	I	01	121,000
GRANTOR: ST. JOHNS ST LLC						
GRANTEE: PRY MICHAEL J						
1486/513	3/08/2023	QC	U	I	11	100
GRANTOR: BRAWLEY LAURIE						
GRANTEE: ST. JOHNS ST LLC						

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	0294	SHED WOOD/	0	100	0	0	1.00	UT	400.00	50	2004	2004	3	50	200	
2	0296	SHED METAL	0	100	0	0	1.00	UT	500.00	50	2004	2004	3	50	250	
3	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	100	2004	2004	3	100	200	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	100	2012	2012	3	100	100	

TOTAL OB/XF														750
870 SE SAINT JOHNS ST, LAKE CITY														
BLD DATE														LGL DATE
XF DATE														LAND DATE
INC DATE														AG DATE
														04/27/2022
														MLU

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[ORIG=0,0] W34 S4 S21 E15 S10 E19 N35 \$													
BAS=[ORIG=-34,4] W12 S21 E12 N21 \$													
UST=[ORIG=-34,0] W12 S4 E12 N4 \$													
UST=[YR=2023;ORIG=-46,-8] S8 E12 N8 W12 \$													

LAND DESCRIPTION														TOTAL OB/XF										
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	300.00	100.00	10,000.00	SF		1.00	1.00	1.00	0.95	0.95	9,500							