

COMM SW COR OF NW1/4 OF SE1/4,  
 RUN E 210 FT FOR POB, RUN N  
 210 FT, E 210 FT, S 210 FT TO

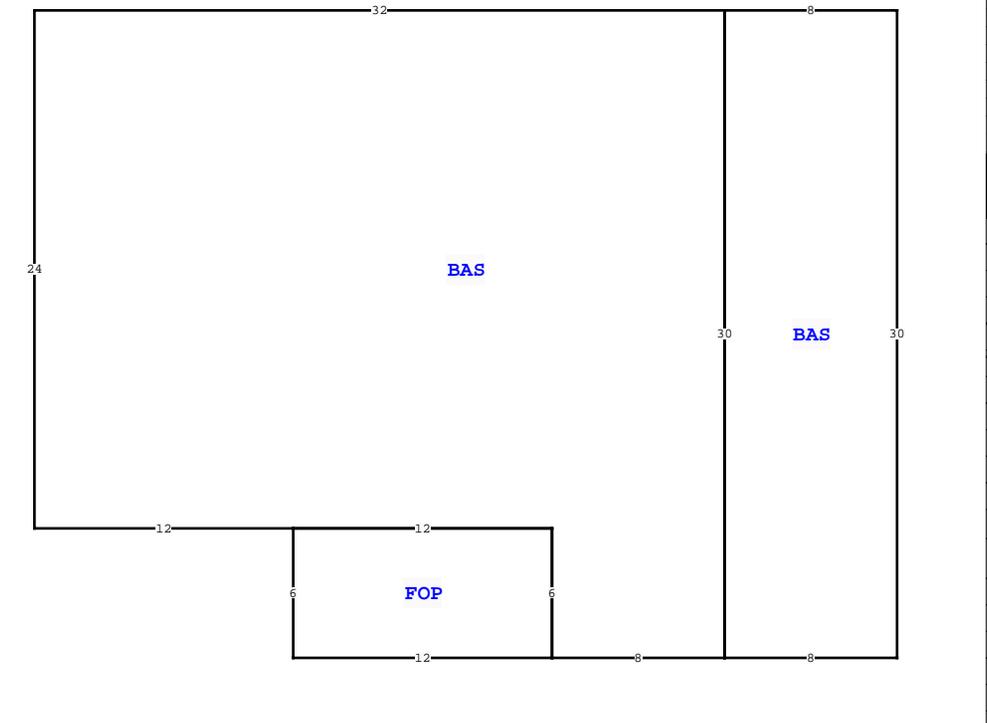
TRIMMINGS NELLENE/GEORGE VERLENE  
 5036 CHADROE RD  
 JACKSONVILLE, FL 32210

**2026**

34-2S-16-01853-000  


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	03 BELOW AVG. 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	09 PINE WOOD 100
Air Condition	02 WINDOW 100
Heating Type	02 CONVECTION 100
Bedrooms	3 100
Bathrooms	1 100
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

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,078	79.5600	89.11	96,061	1969	1969	0	0	35.00	65.00		



DOR CODE		MAP NUM		NEIGHBORHOOD/LOC	
0100	SINGLE FAMILY		03	34216.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	240	100		240	13,901
BAS	816	100		816	47,264
FOP	72	30		22	1,274
<b>TOTALS</b>	<b>1,128</b>			<b>1,078</b>	<b>62,440</b>

819 NW WINFIELD ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026
INC DATE		AG DATE	MLU

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	0166	CONC, PAVMT	0	0	0	0	1.00	UT	240.00	240.00	50	2002	2002	3	50	120	
2	0296	SHED METAL	0	0	6	8	48.00	UT	5.00	5.00	50	2002	2002	3	50	120	
3	0294	SHED WOOD/	0	0	6	8	48.00	UT	7.50	7.50	60	2002	2002	3	60	216	
4	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	

TOTAL OB/XF 656

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	0		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	12,000							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			62,440
TOTAL MARKET OB/XF VALUE			656
TOTAL LAND VALUE - MARKET			12,000
TOTAL MARKET VALUE			75,096
SOH/AGL Deduction			0
ASSESSED VALUE			75,096
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			75,096
TOTAL JUST VALUE			75,096
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			72,596

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042319	Electrical Servic	0	07/13/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE

BUILDING NOTES

**BUILDING DIMENSIONS**  
 BAS= W32 S24 E12 FOP= S6 E12N6 W12\$ E12 S6 E8 N30\$ BAS= S30 E8 N30 W8\$.