COMM SE COR OF NW1/4 OF SE1/4,
RUN N 939.16 FT, W 694.5 FT TO
W R/W OF A CO RD FOR POB, CONT

GENUS CARLA
349 NW BELVIN WAY
LAKE CITY, FL 32055

2027

34-2S-16-01857-010

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	34216.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

312 NW BELVIN WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/11/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	300
TOTAL LAND VALUE - MARKET	51,750
TOTAL MARKET VALUE	52,050
SOH/AGL Deduction	21,007
ASSESSED VALUE	31,043
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	31,043
TOTAL JUST VALUE	52,050
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	52,050

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1184/2722	11/30/2009	WD	Q	V	01	21,500
GRANTOR: STANLEY C SR & DORIS						
GRANTEE: SAMPSON & CARLA GEN						
1173/2417	5/28/2009	TD	U	V	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: STANLEY C SR & DORI						

BUILDING NOTES

BUILDING DIMENSIONS

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	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 300

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	0700	C	MISC RES	0		A-1	0.00	0.00	5.75	AC		1.00	1.00	1.00	9,000.00	9,000.00	51,750							

REVIEW DATE 02/15/2023 BY KS Total Acres: 5.75 Total Land Value: 51,750 Market: 0 Agricultural: 0 Common: 51,750 PRINTED 11/17/2026 BY SYS