

(AKA PART LOT 1 CATALINA S/D):
 COMM NW COR LOT 1 EASTSIDE VILLA
 FT FOR POB, CONT N 84.08 FT TO S

EASTSIDE VILLAGE HOMEOWNERS ASSOCIATION INC
 189 SE CLAUDIA WAY
 LAKE CITY, FL 32025

2026

34-3S-17-07018-002



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																				VALUATION BY STANDARD Tax Group: 2 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 15,450 TOTAL MARKET VALUE 15,450 SOH/AGL Deduction 10,615 ASSESSED VALUE 4,835 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 4,835 TOTAL JUST VALUE 15,450 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 15,450											
DOR CODE 0000 VACANT																															
MAP NUM MKT AREA 06																															
NEIGHBORHOOD/LOC 34317.030 1.00/																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS																															
EXTRA FEATURES										110 SE PEARL TER, LAKE CITY																					
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															
										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE											
										05/20/2021										MLU											
LAND DESCRIPTION										TOTAL OB/XF 0																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	0000	C	VAC RES	0		RSF/MH	0.00	0.00	1.00	UT		1.00	1.00	1.00	15,000.00	15,000.00	15,000														
2	0000	C	VAC RES	0		RSF/MH	0.00	0.00	0.03	AC		1.00	1.00	1.00	15,000.00	15,000.00	450														
REVIEW DATE 05/20/2021 BY MLU Total Acres: 0.21 Total Land Value: 15,450 Market: 0 Agricultural: 0 Common: 15,450 PRINTED 06/11/2026 BY SYS																															

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	V I	RSN CD	SALE PRICE		
1458/1545	2/04/2022	WD	U	V	V	11	100		
GRANTOR: WILLIAMS VIVIAN K									
GRANTEE: EASTSIDE VILLAGE HO									
0845/1070	7/21/1997	WD	Q	V	V	01	0		
GRANTOR: TWOMBLY									
GRANTEE: EASTSIDE VILLAGE									

BUILDING NOTES									
BUILDING DIMENSIONS									