COMM SW COR OF NW1/4, RUN E
30.29 FT TO E R/W MAULDIN RD
FOR POB, RUN N ALONG R/W

HARMS CATHERINE REGINA
551 SW MAULDIN AVE
LAKE CITY, FL 32024

2027

34-4S-16-03272-015

BUILDING CHARACTERISTICS

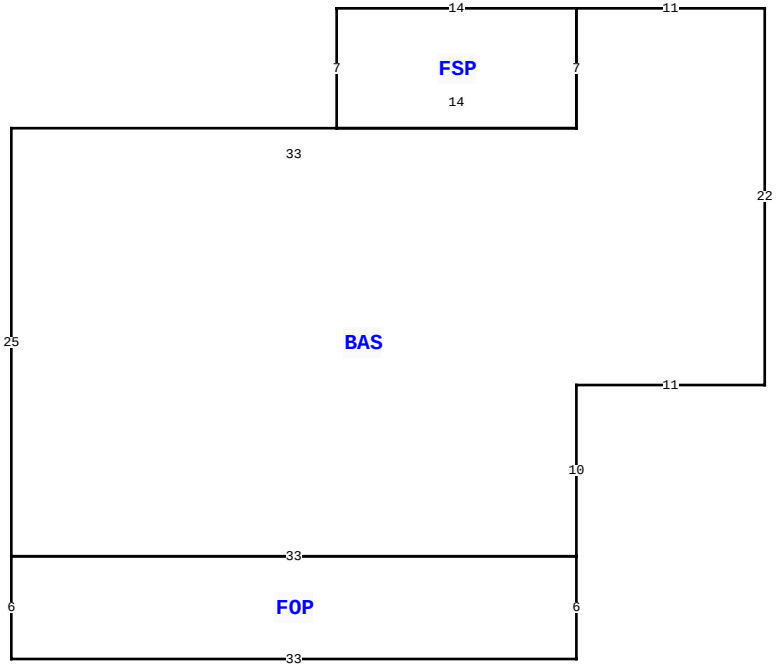
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	34416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,067	100		1,067	121,126
FOP	198	30		59	6,698
FSP	98	40		39	4,427
TOTALS	1,363			1,165	132,251

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,165	116.2800	127.91	149,015	2016	2016	0	0	0	11.25	88.75

2 SINGLE FAM 100% - 2006 Heated Area: 1067 HX Base Yr 2006



551 SW MAULDIN AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 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		132,251
TOTAL MARKET OB/XF VALUE		6,800
TOTAL LAND VALUE - MARKET		57,790
TOTAL MARKET VALUE		151,414
SOH/AGL Deduction		39,027
ASSESSED VALUE		112,387
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		60,976
TOTAL JUST VALUE		196,841
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		199,240

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33425	SFR	412	10/05/2015
23351	M H	0	07/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1048/1198	6/09/2005	QC	Q	V	01	100
GRANTOR: ELIZABETH CRAIG HARRI						
GRANTEE: CATHERINE REGINA HA						
1020/2109	7/13/2004	QC	Q	V	01	100
GRANTOR: ELIZABETH CRAIG HARRI						
GRANTEE: CATHERINE REGINA HA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W11 FSP= W14 S7 E14 N7$ S7 W33 S25 FOP= S6 E33 N6 W33$ E33 N10 E11 N22$.

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	0070	CARPORT UF	0	100	18	25	450.00	UT	4.00	4.00	100	2005	2005	3	100	1,800	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	2,600	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	800	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2016	2016	3	100	1,200	
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 6,800

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	10,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	5.31	AC		1.00	1.00	1.00	445.00	445.00	2,363							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	5.31	AC		1.00	1.00	1.00	9,000.00	9,000.00	47,790							

REVIEW DATE 07/24/2019 BY BC Total Acres: 6.31 Total Land Value: 12,363 Market: 47,790 Agricultural: 2,363 Common: 10,000 PRINTED 11/17/2026 BY SYS