COMM SE COR OF NE1/4 OF NW1/4, R
POB, RUN W 405 FT, N 812.53 FT,
809 FT TO POB.

421 CONSTRUCTION LLC
421 SE ALFRED MARKHAM ST
LAKE CITY, FL 32025

2027

34-4S-17-08968-000

BUILDING CHARACTERISTICS

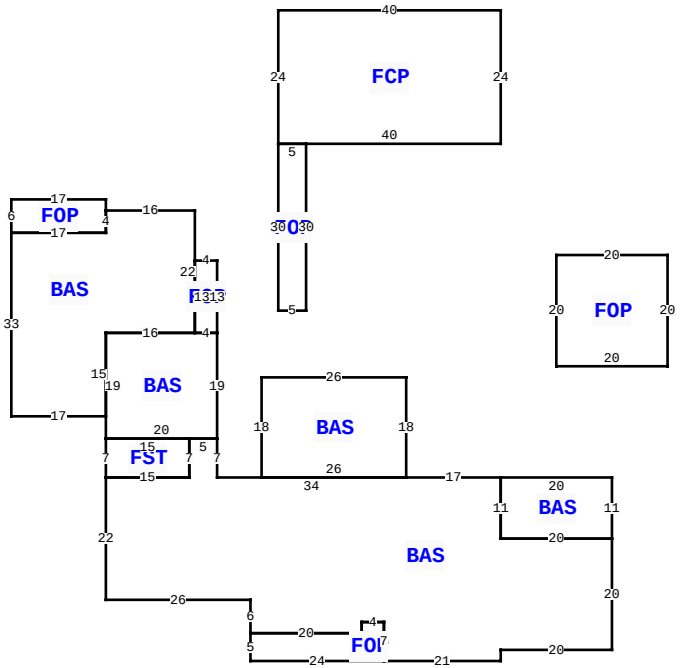
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	19	COMMON BRK 50
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
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
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	34417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	220	100		220	16,830
BAS	380	100		380	29,069
BAS	468	100		468	35,801
BAS	913	100		913	69,843
BAS	2,364	100		2,364	180,842
FCP	960	25		240	18,360
FOP	52	30		16	1,224
FOP	102	30		31	2,371
FOP	128	30		38	2,907
FOP	150	30		45	3,442
TOTALS	6,242			4,893	374,307

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,893	106.9910	117.69	575,857	1968	1968	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2016 Heated Area: 4345 HX Base Yr 2016



** This building has 12 Sub-Areas

421 SE ALFRED MARKHAM ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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		374,307
TOTAL MARKET OB/XF VALUE		31,960
TOTAL LAND VALUE - MARKET		90,000
TOTAL MARKET VALUE		496,267
SOH/AGL Deduction		225,084
ASSESSED VALUE		271,183
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		219,772
TOTAL JUST VALUE		496,267
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		503,073

LAND:1:1: JOINS RE #08966-001 7.50 AC TOTAL

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056847	Electrical Servic		10/23/2026
000056848	Electrical Servic		10/23/2026
000054626	Additions	600,000	12/04/2025
000054265	Right-of-Way Acce		10/17/2025
000050842	Storage Building	30,000	09/17/2024
000042374	Solar Power Syste	101,548	07/21/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1561/2215	2/27/2026	WD	U	I	11	100
GRANTOR: JONES WILLIAM S						
GRANTEE: 421 CONSTRUCTION LL						
1559/2694	2/04/2026	QC	U	I	11	100
GRANTOR: JONES WILLIAM S						
GRANTEE: 421 CONSTRUCTION LL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W17 BAS= N18 W26 S18 E26$ W34 N7 BAS= N19 FOP= N13W4 S13 E4$ W4 BAS= N22 W16 FOP= N2 W17 S6 E17 N4$ S4 W17 S33 E17 N15 E16$W16 S19 E20$ W5 FST= W15 S7 E15 N7$ S7 W15 S22 E26 S6 FOP= S5 E24 N7 W4 S2W20$ E20 N2 E4 S7 E21 N2 E20 N20 BAS= N11 W20 S11 E20$ W20 N11$ PTR= N60 FCP= N24 W40 S24 FOP= S30 E5 N30 W5$ E40$ S60 PTR= N20 E30 FOP= N20 W20 S20 E20$ S20 W30$.

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	0280	POOL R/CON	0	100	15	32	480.00	UT	70.00	70.00	100	1968	1968	3	40	13,440	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0040	BARN,POLE	0	100	31	24	744.00	UT	1.60	1.60	100	0	0	3	100	1,190	
5	0297	SHED CONCR	0	100	12	24	288.00	UT	4.30	4.30	100	0	0	3	100	1,238	
6	0260	PAVEMENT-A	0	100	0	0	8,121.00	UT	0.60	0.60	80	1993	1993	3	80	3,898	
7	0166	CONC,PAVMT	0	100	0	0	3,245.00	UT	1.50	1.50	80	1999	1999	3	80	3,894	
8	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2000	2000	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 31,960

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	7.50	AC		1.00	1.00	1.00	12,000.00	12,000.00	90,000							

REVIEW DATE 07/11/2017 BY BC Total Acres: 7.50 Total Land Value: 90,000 Market: 0 Agricultural: 0 Common: 90,000 PRINTED 11/17/2026 BY SYS