



ELEMENT	CD	BUILDING CHARACTERISTICS CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	19	COMMON BRK 50
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	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
Architectural	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

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	121.97	596,799	1968	1968		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

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	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	0	0	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

Quality		DOR CODE		MAP NUM		NEIGHBORHOOD/LOC	
05	05	0100	SINGLE FAMILY		02	34417.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE		
BAS	220	100		220	17,441		
BAS	380	100		380	30,127		
BAS	468	100		468	37,103		
BAS	913	100		913	72,383		
BAS	2,364	100		2,364	187,419		
FCP	960	25		240	19,027		
FOP	52	30		16	1,269		
FOP	102	30		31	2,458		
FOP	128	30		38	3,013		
FOP	150	30		45	3,568		
TOTALS	6,242			4,893	387,919		

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			387,919
TOTAL MARKET OB/XF VALUE			31,960
TOTAL LAND VALUE - MARKET			90,000
TOTAL MARKET VALUE			509,879
SOH/AGL Deduction			246,595
ASSESSED VALUE			263,284
TOTAL EXEMPTION VALUE			51,411
BASE TAXABLE VALUE			211,873
TOTAL JUST VALUE			509,879
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			484,323
LAND:1:1: JOINS RE #08966-001 7.50 AC TOTAL			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
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
15028	REMODEL	250	02/03/1999
12273	ADDN SFR	60	03/13/1997

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						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/06/2026	MLU

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\$.	

LAND DESCRIPTION										TOTAL OB/XF														
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	CONSVR
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							