COMM NW COR OF SE1/4 OF NW1/4, R
POB, RUN S 376.48 FT, E 230.65 F
W 230.69 FT TO POB EX RD R/W OFF

TORRES-HEREDIA JUAN
428 SE ALFRED MARKHAM ST
LAKE CITY, FL 32025

2027

34-4S-17-08991-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 90
Interior Floo	06	VINYL ASB 10
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 02

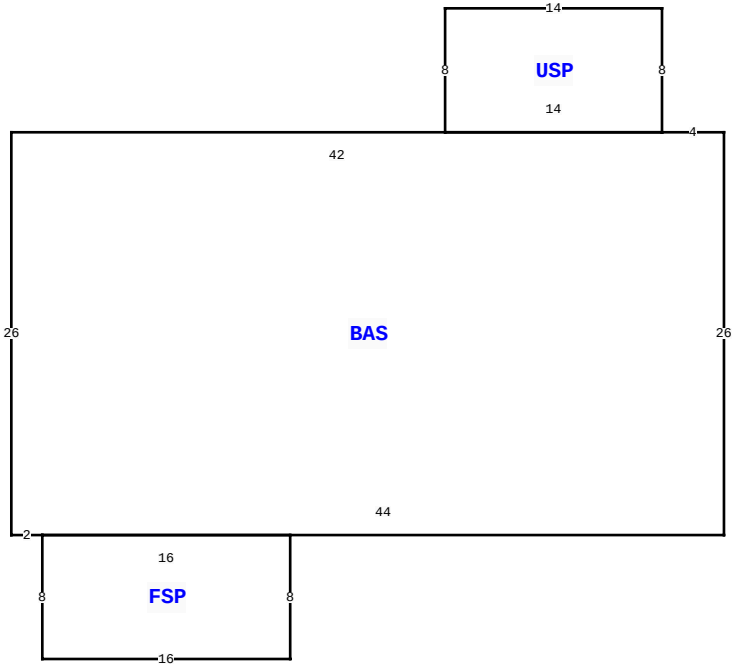
NEIGHBORHOOD/LOC 34417.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,196	100		1,196	58,289
FSP	128	40		51	2,486
USP	112	35		39	1,901
TOTALS	1,436			1,286	62,676

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,286	68.1600	74.98	96,424	1950	1950	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2026 Heated Area: 1196 HX Base Yr 2026



428 SE ALFRED MARKHAM ST, LAKE CITY

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

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	0296	SHED METAL	0	100	8	10	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		62,676
TOTAL MARKET OB/XF VALUE		200
TOTAL LAND VALUE - MARKET		27,040
TOTAL MARKET VALUE		89,916
SOH/AGL Deduction		17,912
ASSESSED VALUE		72,004
TOTAL EXEMPTION VALUE	HX HB	47,004
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		89,916
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		91,052

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1251/1873	3/21/2013	WD	U	I	38	38,000
GRANTOR: CLINT L LOWRY & HOLLY						
GRANTEE: JUAN TORRES-HEREDIA						
1182/0996	10/12/2009	WD	U	I	16	65,000
GRANTOR: WALLACE & CAROL LOWER						
GRANTEE: CLINT L LOWRY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W4 USP= N8 W14 S8 E14$ W42 S26 E2 FSP= S8 E16 N8 W16$
E44 N26$.

LAND DESCRIPTION

TOTAL OB/XF 200

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	1.69	AC		1.00	1.00	1.00	16,000.00	16,000.00	27,040							

REVIEW DATE 07/12/2017 BY BC Total Acres: 1.69 Total Land Value: 27,040 Market: 0 Agricultural: 0 Common: 27,040 PRINTED 11/17/2026 BY SYS