

COMM SW COR OF SE1/4, RUN W  
15.80 FT TO E R/W US-41, N  
ALONG R/W 1236 FT FOR POB,

OLIVIA RAE INVESTMENTS INC  
P O BOX 2147  
LAKE CITY, FL 32056

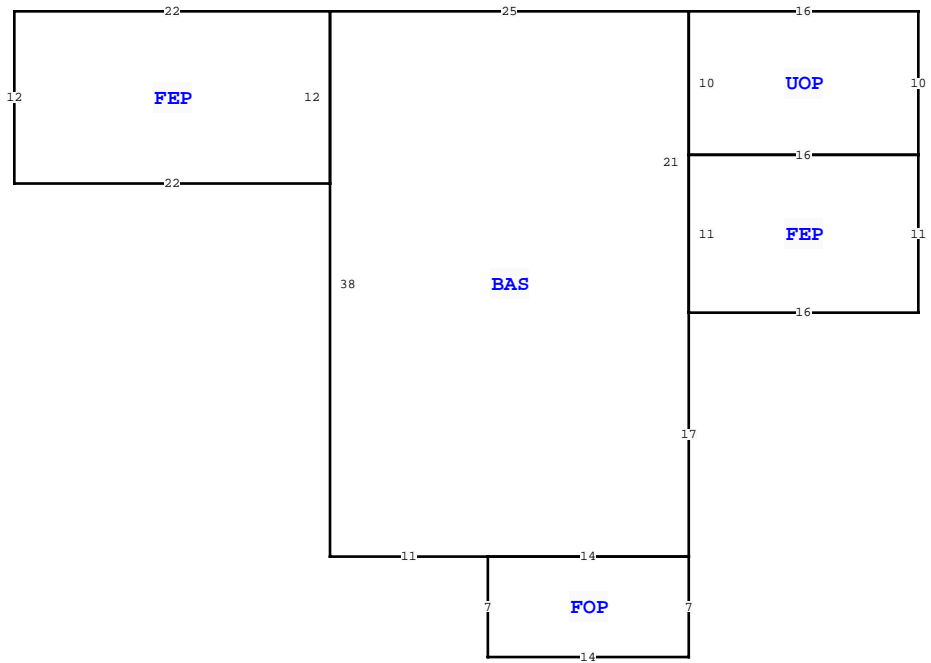
2026

34-4S-17-09016-001



BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	08 WD OR PLY 50				
Exterior Wall	15 CONC BLOCK 50				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	14 PREFIN MT 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 90				
Interior Floor	08 SHT VINYL 10				
Air Condition	01 NONE 100				
Heating Type	02 CONVECTION 100				
Bedrooms	3 100				
Bathrooms	1 100				
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	03 03				
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	950	100		950	65,857
FEP	176	80		141	9,775
FEP	264	80		211	14,627
FOP	98	30		29	2,010
UOP	160	20		32	2,218
TOTALS	1,648			1,363	94,487

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	0%	2021									
Heated Area: 950			HX Base Yr									



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		94,487	
TOTAL MARKET OB/XF VALUE		337	
TOTAL LAND VALUE - MARKET		20,160	
TOTAL MARKET VALUE		114,984	
SOH/AGL Deduction		14,651	
ASSESSED VALUE		100,333	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		100,333	
TOTAL JUST VALUE		114,984	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		110,504	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1407/1872	3/06/2020	QC	U	I	11	65,200
GRANTOR: DARRYL SANCHEZ						
GRANTEE: OLIVIA RAE INVESTME						
1391/0042	8/09/2019	WD	Q	I	01	66,500
GRANTOR: OLIVIA RAE INVESTMENT						
GRANTEE: DARRYL SANCHEZ						

EXTRA FEATURES															
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	0166	CONC,PAVMT	0	0	14	43		602.00	UT	0.56		0	3	100	337

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
		05/08/2026	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W25 FEP= W22 S12 E22 N12\$ S38 E11 FOP= S7E14 N7 W14\$ E14 N17 FEP= E16 N11 UOP= N10 W16 S10 E16\$ W16 S11\$ N21\$.	

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	CONSRV
1	0100	C	SFR	0		A-1	0.00	0.00	1.12	AC		1.00	1.00	1.00	18,000.00	18,000.00	20,160							