BEG 212 FT E OF SW COR OF SEC 35
FT, N 30 DEG E 1157 FT TO W R/W
1023.5 FT TO TWP LINE, W 1554 FT

LEIS MICHAEL/LEIS TONYA
386 RADFORD LN
LAKE CITY, FL 32055

2027

35-2S-16-01883-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	35216.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

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

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/11/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	61,740
TOTAL MARKET VALUE	61,740
SOH/AGL Deduction	3,636
ASSESSED VALUE	58,104
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	58,104
TOTAL JUST VALUE	61,740
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	61,740

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1426/2092	12/22/2020	QC	U	V	11	100
GRANTOR: J C MARSH & SONS INC						
GRANTEE: LEIS MICHAEL						
1420/2049	9/30/2020	WD	U	V	11	100
GRANTOR: J C MARSH & SONS, LLC						
GRANTEE: LEIS MICHAEL						

BUILDING NOTES

BUILDING DIMENSIONS

LAND DESCRIPTION

TOTAL OB/XF 0

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	0000	C	VAC RES	0					3.86	AC		1.00	1.00	1.00	9,000.00	9,000.00	34,740							
2	0000	C	VAC RES	0		A-1	0.00	0.00	3.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	27,000							

REVIEW DATE 05/11/2026 BY MLU Total Acres: 6.86 Total Land Value: 61,740 Market: 0 Agricultural: 0 Common: 61,740 PRINTED 11/17/2026 BY SYS