

COMM SE COR OF NE1/4 OF SE1/4, R
NW 1614.75 FT, N 506.44 FT TO N
RD FOR POB, CONT NORTH APPROX 10

MEDINA FRANCO
141 SW MEDINA CT
LAKE CITY, FL 32024

2026

36-3S-17-07397-007



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	25	MOD METAL 100	
Roof Structur	10	STEEL FRME 100	
Roof Cover	14	PREFIN MT 100	
Interior Wall	01	MINIMUM 100	
Interior Floo	03	CONC FINSH 100	
Ceiling	03	PART.FIN. 100	
Air Condition	01	NONE 100	
Heating Type	01	NONE 100	
Fixtures		6 100	
Frame	05	STEEL 100	
Story Height		18 100	
RMS		0 100	
Stories	0	0 100	
Units		0 100	
Condition Adj	03	03 100	
Quality	05	05	
DOR CODE	2500 REPAIR SERVICE		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	36317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
AOF	672	110	
BAS	5,968	100	
CAN	1,360	30	
TOTALS	8,000		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	PREF M B A	0% - 0			236,858	1996	1996	0	0	40.00	60.00

Heated Area: 6640 HX Base Yr

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		142,115	
TOTAL MARKET OB/XF VALUE		14,912	
TOTAL LAND VALUE - MARKET		138,740	
TOTAL MARKET VALUE		295,767	
SOH/AGL Deduction		0	
ASSESSED VALUE		295,767	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		295,767	
TOTAL JUST VALUE		295,767	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		288,638	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
11215	COMMERCIAL	250	05/29/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1380/2286	3/19/2019	WD U		I	37	700,000
GRANTOR: JOSE B & GLADYS N MEN						
GRANTEE: FRANCO MEDINA						
0815/2340	6/24/1995	WD Q	V			26,000
GRANTOR: GRACE J ROBERTS						
GRANTEE: JOSE B & GLADYS N M						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0166	CONC, PAVMT	0	0	0	0	3,000.00	UT	1.50	1.50	50
2	0260	PAVEMENT-A	0	0	0	0	20,360.00	UT	0.90	0.90	50
3	0140	CLFENCE 6	0	0	0	0	1.00	UT	4,000.00	4,000.00	50
4	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100

TOTAL OB/XF												14,912			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T				
1	2500	C	SRVC SHOPS	0		I	0.00	0.00	9.91	AC	1.00				

BUILDING NOTES											
BAS= W83 S32 AOF= S48 E14 N48 W14\$ E14 S48 E69 CAN= E17 N80 W17 S80\$ N80\$.											

BUILDING DIMENSIONS											
BAS= W83 S32 AOF= S48 E14 N48 W14\$ E14 S48 E69 CAN= E17 N80 W17 S80\$ N80\$.											

LAND DESCRIPTION												TOTAL OB/XF												14,912			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV				
1	2500	C	SRVC SHOPS	0		I	0.00	0.00	9.91	AC	1.00	1.00	1.00	14,000.00	14,000.00	138,740											