LOT 3 SOUTHWOOD ACRES S/D UNIT 3
308-436, 658-308, 977-445,

MARTIN BEN/MARTIN IRENE
P O BOX 1831
LAKE CITY, FL 32056-1831

2027

36-4S-16-03373-003

BUILDING CHARACTERISTICS

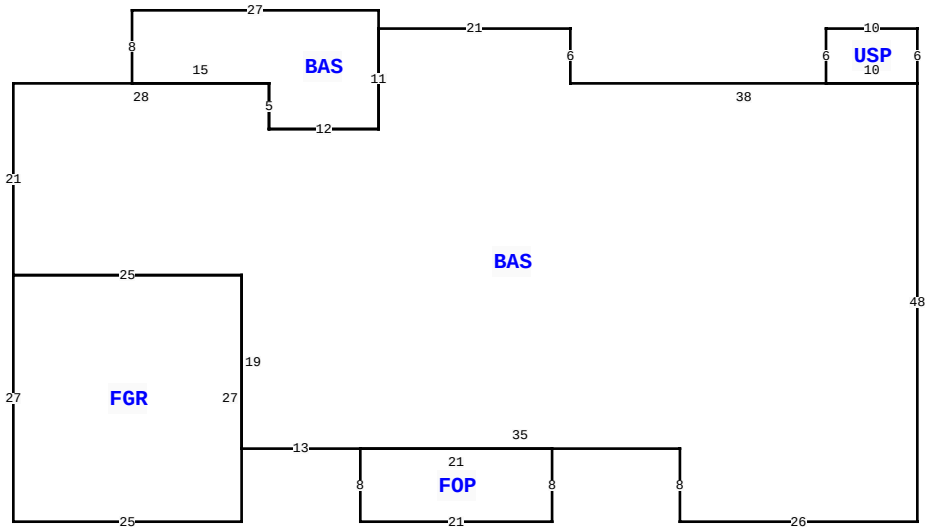
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		4 100
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	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	36416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	276	100		276	23,625
BAS	3,759	100		3,759	321,765
FGR	675	55		371	31,757
FOP	168	30		50	4,280
USP	60	35		21	1,797
TOTALS	4,938			4,477	383,224

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,477	119.7174	131.69	589,576	1989	1989	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 4035 HX Base Yr



359 SW HAMLET CIR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/20/2026 MLU
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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1992	1992	3	40	14,336	
3	0166	CONC,PAVMT	0	100	0	0	6,363.00	UT	1.05	1.05	100	1994	1994	3	100	6,681	
4	0260	PAVEMENT-A	0	100	14	145	2,030.00	UT	1.10	1.10	50	1993	1993	3	50	1,117	
5	0258	PATIO	0	100	30	47	1,410.00	UT	2.50	2.50	50	1993	1993	3	50	1,763	
6	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	383,224
TOTAL MARKET OB/XF VALUE	26,397
TOTAL LAND VALUE - MARKET	36,960
TOTAL MARKET VALUE	446,581
SOH/AGL Deduction	136,102
ASSESSED VALUE	310,479
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	259,068
TOTAL JUST VALUE	446,581
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	453,536

SALE:1:1: NEW HOUSE BEING BUILT

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0658/0308	7/28/1988	WD	Q	V		15,000

GRANTOR: SPORE MARY JANE

GRANTEE: MARTIN BEN

BUILDING NOTES

BUILDING DIMENSIONS

USP= N6 W10 S6 E10$ BAS= W38 N6 W21 BAS= N2 W27 S8 E15 S5 E12 N11$ S11 W12 N5 W28 S21 FGR= S27 E25 N27 W25$E25 S19 E13 FOP= S8 E21 N8 W21$ E 35 S8 E26 N48$.

LAND DESCRIPTION

TOTAL OB/XF 26,397

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	2.31	AC		1.00	1.00	0.80	20,000.00	16,000.00	36,960							

REVIEW DATE 01/28/2026 BY KS Total Acres: 2.31 Total Land Value: 36,960 Market: 0 Agricultural: 0 Common: 36,960 PRINTED 11/16/2026 BY SYS