NW DIV: THE E 155.55 FT OF N
84.39 FT OF BLOCK 18, EX E
103.70 FT. (AKA PARCEL 3)

MULLINS REGINALD T/MULLINS SHIRLEY A
1010 NW DYSON TER
LAKE CITY, FL 32055

**2026**

**00-00-00-11256-000**

## BUILDING CHARACTERISTICS

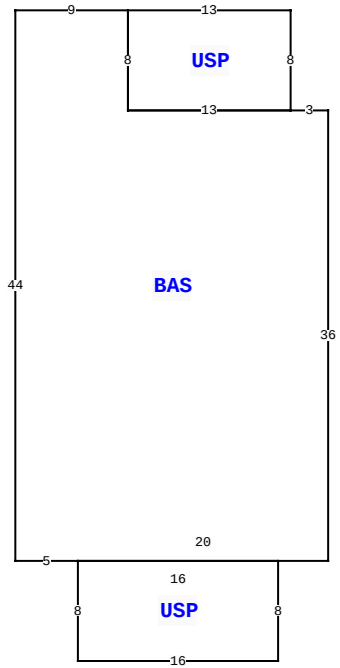
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 04 | SINGLE SID 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 01 | MINIMUM 100 |
| Interior Wall | 02 | WALL BD/WD 100 |
| Interior Floo | 08 | SHT VINYL 100 |
| Air Condition | 02 | WINDOW 100 |
| Heating Type | 02 | CONVECTION 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 1 100 |
| Frame | 01 | NONE 100 |
| Stories | 1. | 1. 100 |
| Architectual | 05 | CONV 100 |
| Units | | 0 100 |
| Condition Adj | 02 | 02 100 |
| Kitchen Adjus | 01 | 01 100 |
| Quality | 01 | 01 |
| DOR CODE | 0100 | SINGLE FAMILY |
| MAP NUM | | MKT AREA 07 |
| NEIGHBORHOOD/LOC | 820317.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 972 | 100 | | 972 | 29,681 |
| USP | 104 | 35 | | 36 | 1,099 |
| USP | 128 | 35 | | 45 | 1,374 |
| TOTALS | 1,204 | | | 1,053 | 32,155 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,053 | 49.5720 | 55.52 | 58,463 | 1940 | 1940 | 10 | 0 | 0 | 35.00 | 55.00 |

1 SINGLE FAM 0% - 0 Heated Area: 972 HX Base Yr




464 NW WILSON ST, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 1 | Tax Dist: |
| BUILDING MARKET VALUE | 32,155 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 2,188 |
| TOTAL MARKET VALUE | 34,343 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 34,343 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 34,343 |
| TOTAL JUST VALUE | 34,343 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 34,343 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 070 | REMODEL | 4,980 | 10/29/1992 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0914/0621 | 11/08/2000 | WD | Q | I | 03 | 8,000 |
| GRANTOR: CLAUDETTE HENDERSON | | | | | | |
| GRANTEE: REGINALD & SHRILEY | | | | | | |
| 0914/0418 | 11/08/2000 | QC | Q | I | 01 | 100 |
| GRANTOR: JEWELL CLARK | | | | | | |
| GRANTEE: CLAUDETTE HENDERSON | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W3 USP= N8 W13 S8 E13$ W13 N8 W9 S44 E5 USP= S8 E16 N8 W16$ E20 N36$.

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|

## LAND DESCRIPTION

TOTAL OB/XF 0

| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | 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 | 0 | | | 0.00 | 0.00 | 4,375.00 | SF | | 1.00 | 1.00 | 1.00 | 0.50 | 0.50 | 2,188 | | | | | | | |

REVIEW DATE 11/04/2015 BY DF Total Acres: 0.10 Total Land Value: 2,188 Market: 0 Agricultural: 0 Common: 2,188 PRINTED 11/20/2025 BY SYS