COMM AT SE COR OF LOT 11 10TH
FAIRWAY VILLAS, RUN N 64 DEG W
ALONG S LINE OF SAID LOT 11

HUNT DARRELL W
213 NW HORIZON ST
LAKE CITY, FL 32055

2026

01-4S-16-02678-116

BUILDING CHARACTERISTICS

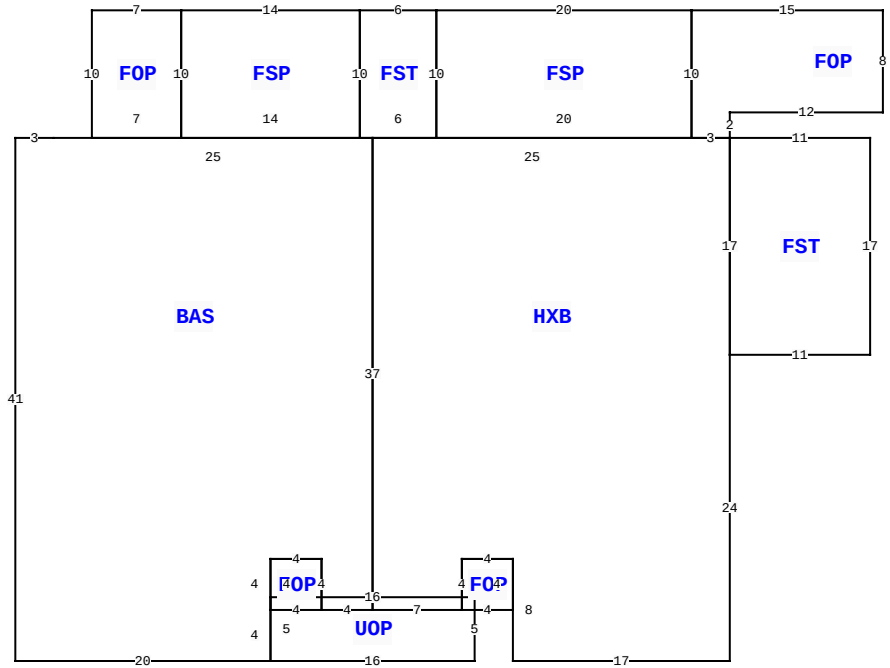
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Story Height		0 100
RMS		0 100
Stories	0	0 100
Units		2 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0800	MULTI-FAM <10
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	1416.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,100	100		1,100	54,298
FOP	16	30		5	247
FOP	16	30		5	247
FOP	70	30		21	1,037
FOP	126	30		38	1,876
FSP	140	40		56	2,764
FSP	200	40		80	3,949
FST	60	55		33	1,629
FST	187	55		103	5,084
HXB	1,088	100		1,088	53,706
TOTALS	3,083			2,545	125,626

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
2700	03	2,545	96.7918	82.27	209,377	1985	1985	0	0	0	40.00	60.00

1 DUPLEX 0% - 0 Heated Area: 2188 HX Base Yr



** This building has 11 Sub-Areas

191 SW WREN CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	125,626
TOTAL MARKET OB/XF VALUE	6,120
TOTAL LAND VALUE - MARKET	22,500
TOTAL MARKET VALUE	154,246
SOH/AGL Deduction	0
ASSESSED VALUE	154,246
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	154,246
TOTAL JUST VALUE	154,246
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	156,340

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054231	Roof Replacement	12,000	10/13/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1259/0380	8/01/2013	PR	U	I	19	85,500
GRANTOR: EDWARD R BACHMAN AS P						
GRANTEE: DARRELL W HUNT						
0679/0263	3/20/1989	WD	Q	I		75,000
GRANTOR: DAUGHTRY O P						
GRANTEE: NEU DANIEL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W3 S41 E20 UOP= E16 N5 W16 S5$ N4 FOP= E4 N4 W4 S4$ N4 E4 S4 E4 N37 HXB= S37 E7 FOP= E4 N4 W4 S4$ N4 E4 S8 E17 N24 FST= E11 N17 W11 S17$ N17 FOP= N2 E12 N8 W15 S10 E3$ W3 FSP= N10 W20 FST= W6 FSP= W14 FOP= W7 S10 E7 N10$ S10 E14 N10$ S10 E6 N10$ S10 E20$ W25$ W25$.

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	0258	PATIO	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	350	
2	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,770	
3	0060	CARPORT F	0	0	27	12	2.00	UT	500.00	500.00	100	1993	1993	3	100	1,000	
4	0296	SHED METAL	0	0	0	0	1.00	UT	1,200.00	1,200.00	50	2009	2009	3	50	600	
5	0190	FPLC PF	0	0	0	0	2.00	UT	1,200.00	1,200.00	100	2009	2009	3	100	2,400	

LAND DESCRIPTION

TOTAL OB/XF 6,120

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	0300	C	MULTI-FAM	0		RSF-2	0.00	0.00	0.50	LT		1.00	1.00	1.00	22,500.00	22,500.00	11,250							
2	0300	C	MULTI-FAM	0		RSF-2	0.00	0.00	0.50	LT		1.00	1.00	1.00	22,500.00	22,500.00	11,250							

REVIEW DATE 08/21/2023 BY JB Total Acres: 0.52 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/18/2025 BY SYS