COMM NE COR OF NW1/4, RUN S
168.55 FT FOR POB, CONT S
251.25 FT, W 257.91 FT, N 420

HARRISON BOBBIE EVANS
1942 SW LITTLE ROAD
LAKE CITY, FL 32024

2026

01-5S-16-03389-012

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

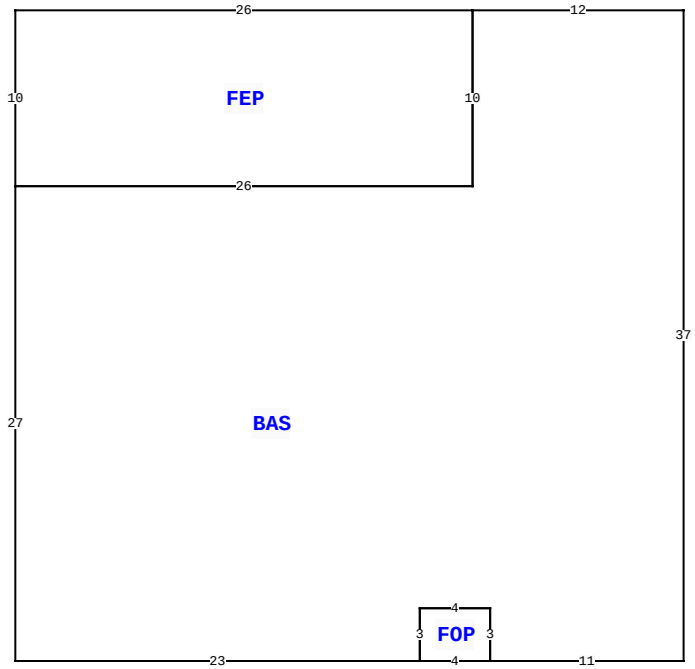
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	08	WD OR PLY 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 90
Interior Floo	14	CARPET 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
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	04	04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,134	100		1,134	75,604
FEP	260	80		208	13,868
FOP	12	30		4	267
TOTALS	1,406			1,346	89,738

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,346	91.5800	102.57	138,059	1959	1959	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1134 HX Base Yr



1946 SW LITTLE RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	89,738
TOTAL MARKET OB/XF VALUE	1,200
TOTAL LAND VALUE - MARKET	26,700
TOTAL MARKET VALUE	117,638
SOH/AGL Deduction	0
ASSESSED VALUE	117,638
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	117,638
TOTAL JUST VALUE	117,638
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	117,638

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1250/0567	2/20/2013	WD	U	I	38	50,000
GRANTOR: BENJAMIN & ANNE ZUBER						
GRANTEE: BOBBIE EVANS HARRIS						
1186/1717	12/30/2009	WD	U	I	11	100
GRANTOR: BENJAMIN & ANNE ZUBER						
GRANTEE: BENJAMIN & ANNE ZUB						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 FEP= W26 S10 E26 N10$ S10 W26 S27 E23 FOP= E4 N3 W4 S3$ N3 E4 S3 E11 N37$.

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 1,200

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	0		A-1	0.00	0.00	1.78	AC		1.00	1.00	1.00	15,000.00	15,000.00	26,700							

REVIEW DATE 08/13/2019 BY KR Total Acres: 1.78 Total Land Value: 26,700 Market: 0 Agricultural: 0 Common: 26,700 PRINTED 10/30/2025 BY SYS