LOT 20 BLOCK A UNIT II OLUSTEE C

787-1602, 790-3,

TOLBERT LOUIS B/TOLBERT AVRIL
301 SHIRLEY DR
PANAMA CITY, FL 32404

2026

01-6S-17-09532-120

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 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		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

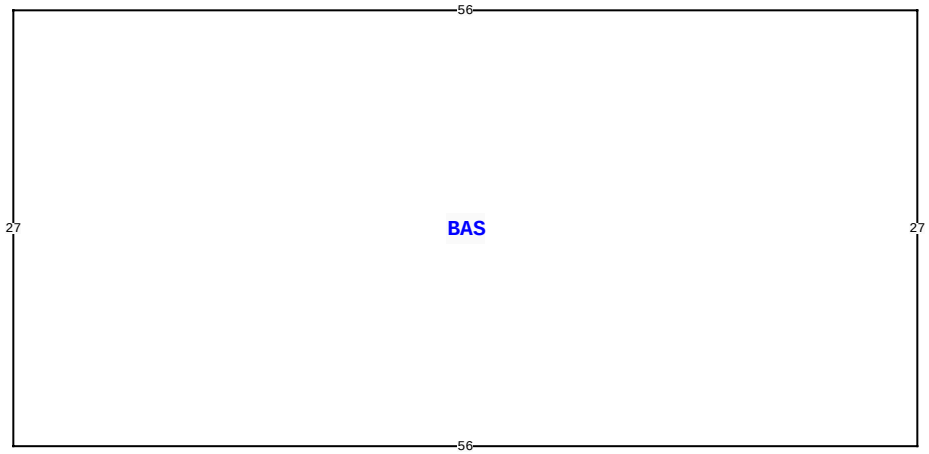
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	1617.0100	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	144,082
TOTALS	1,512			1,512	144,082

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,512	113.9000	107.07	161,890	2019	2019	0	0	0	11.00	89.00

1 MANUF 1 0% - 0 Heated Area: 1512 HX Base Yr



830 SE BALD EAGLE LOOP, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	144,082
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	57,570
TOTAL MARKET VALUE	208,652
SOH/AGL Deduction	31,758
ASSESSED VALUE	176,894
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	176,894
TOTAL JUST VALUE	208,652
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	211,890

SALE:1:1: LOT 20 BLK A OLUSTEE CREEK ESTATES UNIT

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38262	M H	533	06/21/2019

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0790/0003	4/27/1994	WD	Q	V		19,000

GRANTOR: GULF ATLANTIC LAND &

GRANTEE: LOUIS B & AVRIL TOL

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S27 E56 N27$.

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	0200	C	MBL HM	0		A-1	0.00	0.00	8.08	AC		1.00	1.00	0.75	9,500.00	7,125.00	57,570							

REVIEW DATE 08/06/2019 BY DF Total Acres: 8.08 Total Land Value: 57,570 Market: 0 Agricultural: 0 Common: 57,570 PRINTED 10/01/2025 BY SYS