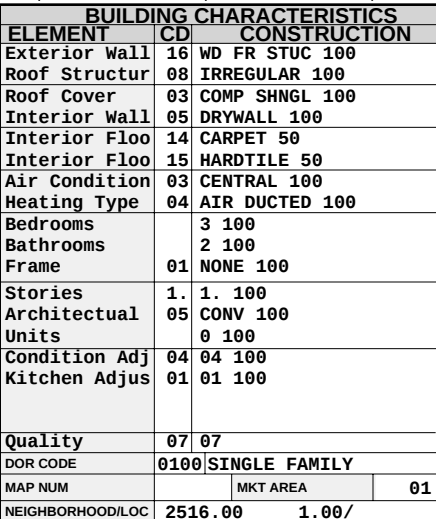
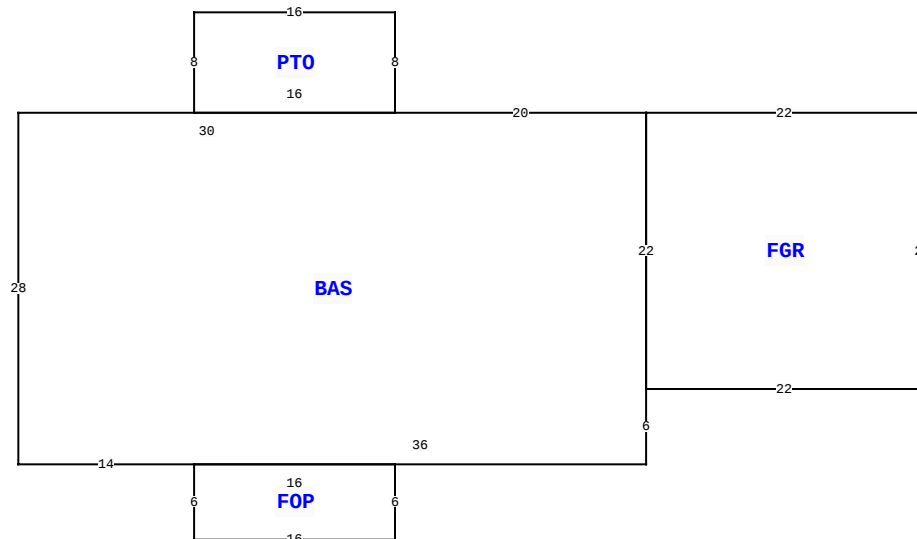


BELL ROBERT/BELL SANDY
768 SW WALTER AVE
LAKE CITY, FL 32024

02-5S-16-03420-000



TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,701	145.8050	163.30	277,773	1999	1999	0	0	35.00	65.00
3 SINGLE FAM 0% - 2022					Heated Area: 1400					HX Base Yr	



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,400	100		1,400	148,603
FGR	484	55		266	28,235
FOP	96	30		29	3,078
POT	128	5		6	637
TOTALS	2,108			1,701	180,552

[illegible]

VALUATION SUMMARY		
0	VALUATION BY	STANDARD
	Tax Group: 3	Tax Dist:
	BUILDING MARKET VALUE	180,552
	TOTAL MARKET OB/XF VALUE	5,137
	TOTAL LAND VALUE - MARKET	14,878
	TOTAL MARKET VALUE	200,567
	SOH/AGL Deduction	0
	ASSESSED VALUE	200,567
	TOTAL EXEMPTION VALUE	0
	BASE TAXABLE VALUE	200,567
	TOTAL JUST VALUE	200,567
	NCON VALUE	0
	INCOME VALUE	
	PREVIOUS YEAR MKT VALUE	200,567

SALE:2:1: .0913 ACRES.

XFOB:1:1: MAGNOLIA MH

BLDG:1:1: MAGNOLIA MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054418	Solar Power Syste	66,197	11/06/2025
000049234	Roof Replacement	13,475	02/19/2024
14380	SFR	240	08/10/1998
12464	M H	125	04/29/1997

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1455/1184	12/17/2021	WD	U	I	38	210,000
GRANTOR: SHAHEEN DANIEL D						
GRANTEE: BELL ROBERT						
0878/1801	4/16/1999	WD	Q	I		86,900
GRANTOR: STANLEY CRAWFORD CONS						
GRANTEE: SHAHEEN						

BAS= W20 PT0= N8 W16 S8 E16\$ W30 S28 E14 FOP= S6 E16 N6 W16\$
E36 N6 FGR= E22 N22 W22 S22\$ N22\$.

[illegible]

REVIEW DATE	04/29/2024	BY	JS	Total Acres: 0.91	Total Land Value: 14,878	Market: 0	Agricultural: 0	Common: 14,878	PRINTED 11/19/2025 BY SYS
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