

COMM NW COR OF NE1/4 OF SE1/4, R
FOR POB, RUN E 873.13 FT, S 430.
1073.36 FT, N 430.25 FT, E 210 F

SMITH NANCY N
982 SW WALTER AVE
LAKE CITY, FL 32025-8946

2026

02-5S-16-03437-001



BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	19 COMMON BRK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	04 PLYWOOD 50
Interior Wall	05 DRYWALL 50
Interior Floo	14 CARPET 90
Interior Floo	06 VINYL ASB 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
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	05 05
DOR CODE	5000 IMPROVED AG
MAP NUM	MKT AREA 01

NEIGHBORHOOD/LOC	2516.00 1.00/
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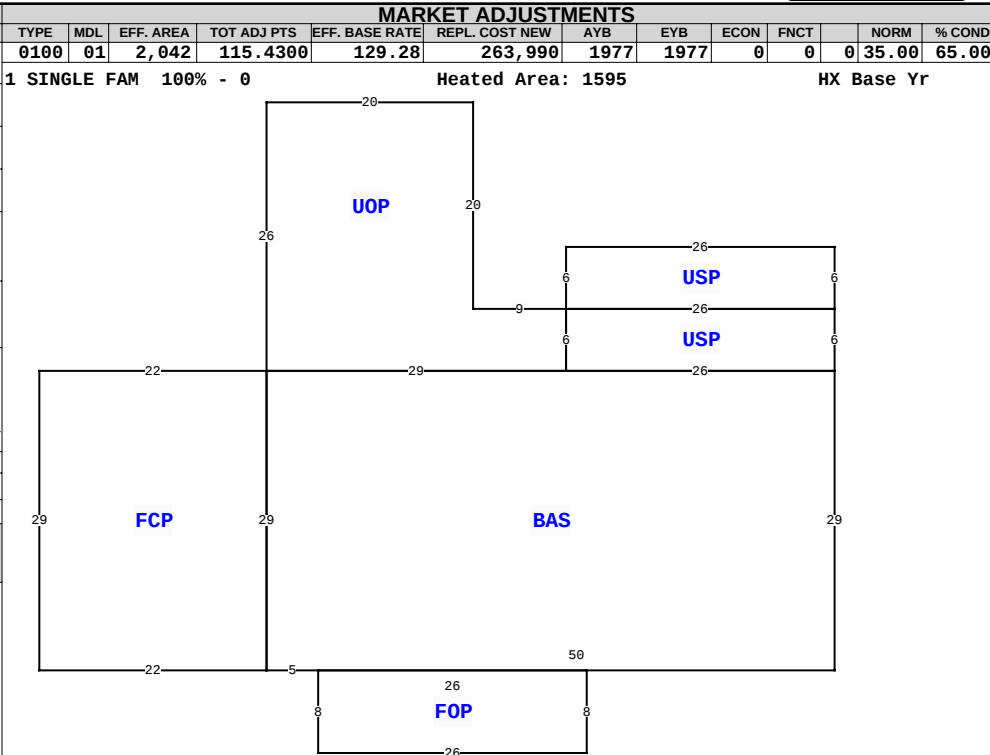
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,595	100		1,595	134,031
FCP	638	25		160	13,445
FOP	208	30		62	5,210
UOP	574	20		115	9,664
USP	156	35		55	4,622
USP	156	35		55	4,622

TOTALS	3,327			2,042	171,594
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EXTRA FEATURES		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	100	0	0		1.00	UT 1,200.00	1,200.00	100	0	0	3	100	1,200
2	0258	PATIO	0	100	0	0		1.00	UT 0.00	0.00	100	0	0	3	100	150
3	0040	BARN,POLE	0	100	0	0		1.00	UT 0.00	0.00	100	0	0	3	100	300
4	0166	CONC,PAVMT	0	100	24	41		984.00	UT 2.00	2.00	50	1993	1993	3	50	984
5	0166	CONC,PAVMT	0	100	0	0		1.00	UT 0.00	0.00	100	0	0	3	100	500
6	0297	SHED CONCR	0	100	12	16		192.00	UT 10.00	10.00	75	1993	1993	3	75	1,440
7	0297	SHED CONCR	0	100	20	24		480.00	UT 10.00	10.00	75	1993	1993	3	75	3,600
8	0251	LEAN TO W/	0	100	12	10		240.00	UT 3.00	3.00	75	1993	1993	3	75	540
9	0040	BARN,POLE	0	100	24	48		1,152.00	UT 2.50	2.50	75	1993	1993	3	75	2,160
10	0040	BARN,POLE	0	100	10	24		240.00	UT 2.50	2.50	75	1993	1993	3	75	450

LAND DESCRIPTION		CLAS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.24	AC		1.00	1.00	1.00	280.00	280.00	2,587							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.24	AC		1.00	1.00	1.00	9,000.00	9,000.00	83,160							

REVIEW DATE	08/31/2021	BY	JB
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982 SW WALTER AVE, LAKE CITY	BLD DATE	LGL DATE	04/07/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
1.00	UT	0.00	0.00	100	0	0	3	100	150	
1.00	UT	0.00	0.00	100	0	0	3	100	300	
984.00	UT	2.00	2.00	50	1993	1993	3	50	984	
1.00	UT	0.00	0.00	100	0	0	3	100	500	
192.00	UT	10.00	10.00	75	1993	1993	3	75	1,440	
480.00	UT	10.00	10.00	75	1993	1993	3	75	3,600	
240.00	UT	3.00	3.00	75	1993	1993	3	75	540	
1,152.00	UT	2.50	2.50	75	1993	1993	3	75	2,160	
240.00	UT	2.50	2.50	75	1993	1993	3	75	450	

Total Acres:	10.24	Total Land Value:	11,587	Market:	83,160	Agricultural:	2,587	Common:	9,000
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COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		171,594	
TOTAL MARKET OB/XF VALUE		16,524	
TOTAL LAND VALUE - MARKET		92,160	
TOTAL MARKET VALUE		199,705	
SOH/AGL Deduction		93,150	
ASSESSED VALUE		106,555	
TOTAL EXEMPTION VALUE		HX HB WX	55,722
BASE TAXABLE VALUE		50,833	
TOTAL JUST VALUE		280,278	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		280,278	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042604	Electrical Servic	0	08/23/2021
28453	M H	375	03/29/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1191/0169	3/08/2010	WD	U	I	11	100

GRANTOR: GLADYS L SMITH					
GRANTEE: RICKEY W & NANCY N					

BUILDING NOTES					
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BUILDING DIMENSIONS					
BAS= W26 UOP= N6 W9 N20 W20 S26 E29\$ W29 FCP= W22 S29 E22N29\$ S29 E5 FOP= S8 E26 N8 W26\$ E50 N29\$ USP= N6 USP= N6 W26 S6 E26\$ W26 S6 E26\$.					

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