LOT 9 BLOCK A OLUSTEE CREEK ESTA

787-1602, 801-2662, 838-668,669,

RING FREDERICK D/RING DIANA K
466 SE BALD EAGLE LOOP
LAKE CITY, FL 32025

2026

02-6S-17-09533-209

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

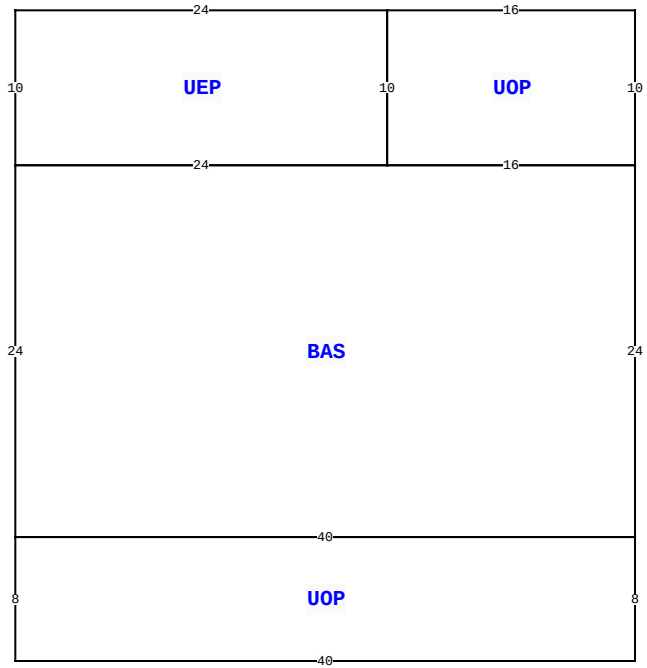
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2617.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	26,703
UEP	240	70		168	4,673
UOP	160	25		40	1,113
UOP	320	25		80	2,225
TOTALS	1,680			1,248	34,714

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,248	115.9000	69.54	86,786	1985	1985	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2007 Heated Area: 960 HX Base Yr 2007



466 SE BALD EAGLE LOOP, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/20/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		34,714
TOTAL MARKET OB/XF VALUE		15,610
TOTAL LAND VALUE - MARKET		50,600
TOTAL MARKET VALUE		100,924
SOH/AGL Deduction		40,580
ASSESSED VALUE		60,344
TOTAL EXEMPTION VALUE	HX HB	35,344
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		100,924
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		101,224

SALE:4:1: LOT 9 BLOCK A OLUSTEE CREEK ESTATES UNIT

SALE:3:1: MOTHER GIVING UP HER INTEREST

SALE:2:1: HUSBAN TO SELF & WIFE

SALE:1:1: 1985 CONC MH INCL

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050579	Electrical Servic	0	08/19/2024
000044855	Remodel	10,176	06/30/2022
12471	M H	125	05/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1548/1000	8/19/2025	LE	U	I	14	100
GRANTOR: RING FREDRICK D						
GRANTEE: RING FREDRICK D (EN						
0986/2097	6/18/2003	WD	Q	I		42,000
GRANTOR: PAUL SCHMITZ & ELEANO						
GRANTEE: FREDERICK D RING &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 UEP= N10 W24 S10 E24$ W24 S24 UOP= S8 E40 N8 W40$
E40 N24$ UOP= N10 W16 S10 E16$.

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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	400	
2	0070	CARPORT UF	0	100	18	20	360.00	UT	3.00	3.00	75	2005	2005	3	75	810	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	
6	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,800	
7	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2025	2024		90	5,400	

LAND DESCRIPTION

TOTAL OB/XF 15,610

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	100		00	0.00	0.00	5.06	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,600							

REVIEW DATE 10/08/2024 BY TW Total Acres: 5.06 Total Land Value: 50,600 Market: 0 Agricultural: 0 Common: 50,600 PRINTED 11/17/2025 BY SYS