LOT 1 HIDDEN OAKS S/D.
798-2341, 851-251, PB 1464-2315,

BARDELL MARK A
224 NW EMERALD LAKES DR
LAKE CITY, FL 32055

2026

05-6S-17-09608-101

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

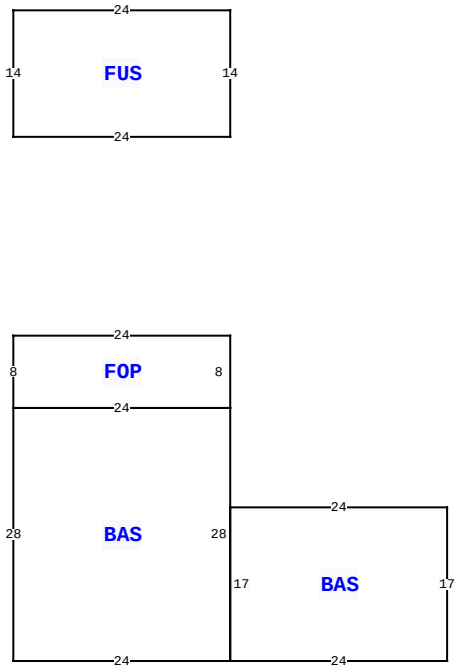
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	5617.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	408	100		408	31,031
BAS	672	100		672	51,110
FOP	192	30		58	4,412
FUS	336	100		336	25,555
TOTALS	1,608			1,474	112,107

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,474	104.4698	117.01	172,473	1991	1991	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2023 Heated Area: 1416 HX Base Yr



10497 SW TUSTENUGGEE AVE, 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	112,107
TOTAL MARKET OB/XF VALUE	2,292
TOTAL LAND VALUE - MARKET	50,000
TOTAL MARKET VALUE	164,399
SOH/AGL Deduction	0
ASSESSED VALUE	164,399
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	164,399
TOTAL JUST VALUE	164,399
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	164,399

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31027	SFR	184	05/10/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1464/2315	4/21/2022	PB	U	I	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: BARDELL MARK A						
0851/0251	12/23/1997	WD	Q	I		60,000
GRANTOR: EMILY D DICKS						
GRANTEE: MARK A BARDELL & KA						

BUILDING NOTES

BUILDING DIMENSIONS

FOP= N8 W 24 S8 E24$ BAS= W24 S28 E24 BAS= E24 N17 W24 S17$ N28$ PTR= N30 FUS= N14 W24 S14 E24$ S30$.

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	0021	BARN,FR AE	0	0	10	12	1.00	UT	0.00	0.00	100	0	0	3	100	600	
2	0252	LEAN-TO W/	0	0	8	12	96.00	UT	2.00	2.00	100	1993	1993	3	100	192	
3	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
4	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
5	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 2,292

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		00	0.00	0.00	5.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,000							

REVIEW DATE 10/02/2017 BY DF Total Acres: 5.00 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 11/11/2025 BY SYS