

LOTS 11 & 12 BLK 1 WILSON SPRING
 1-A DESC AS: COMM AT NW COR OF S
 RUN S 1218.72 FT, CONT S 967.53

JOHNSTON WILLIAM
 204 NE 5TH AVE
 GAINESVILLE, FL 32601

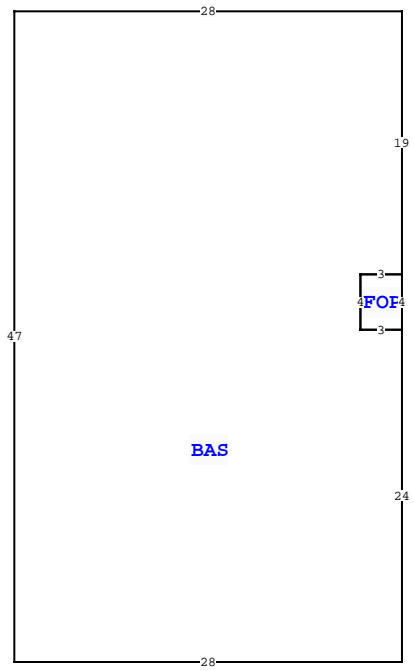
2025

06-7S-16-04149-111



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	08	WD OR PLY 100	
Roof Structur	02	SHED 100	
Roof Cover	14	PREFIN MT 100	
Interior Wall	02	WALL BD/WD 100	
Interior Floor	14	CARPET 90	
Interior Floor	08	SHT VINYL 10	
Air Condition	02	WINDOW 100	
Heating Type	01	NONE 100	
Bedrooms		2 100	
Bathrooms		1 100	
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	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	6716.0400	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,304	100	
FOP	12	30	
TOTALS	1,316		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,308	71.8200	80.44	105,216	1955	1955	0	0	35.00	65.00		
1 SINGLE FAM - 0% - 0 Heated Area: 1304 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			68,390
TOTAL MARKET OB/XF VALUE			1,200
TOTAL LAND VALUE - MARKET			16,800
TOTAL MARKET VALUE			86,390
SOH/AGL Deduction			529
ASSESSED VALUE			85,861
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			85,861
TOTAL JUST VALUE			86,390
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			81,513

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1013/0330	4/16/2004	WD	Q	V		12,000
GRANTOR: WILSON SPRINGS INC						
GRANTEE: JOHNSTON						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W28 S47 E28 N24 FOP= N4 W3 S4 E3\$ W3 N4 E3 N19\$.													

EXTRA FEATURES																
L N	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	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	2001	2001	3	100	1,200	

LAND DESCRIPTION														TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	DPH 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		A-1	0.00	0.00	2.00	LT		1.00	1.00	0.60	14,000.00	8,400.00	16,800							