COMM AT NW COR OF SEC, RUN S 145
R/W OF HAMP FARMERS RD, SE ALONG
FT FOR POB, CONT S ALONG R/W 224

ALLEN BRIAN LAMAR/ALLEN JESSICA DESHON
1862 NW HAMP FARMER RD
LAKE CITY, FL 32055

2026

07-2S-17-04679-008

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

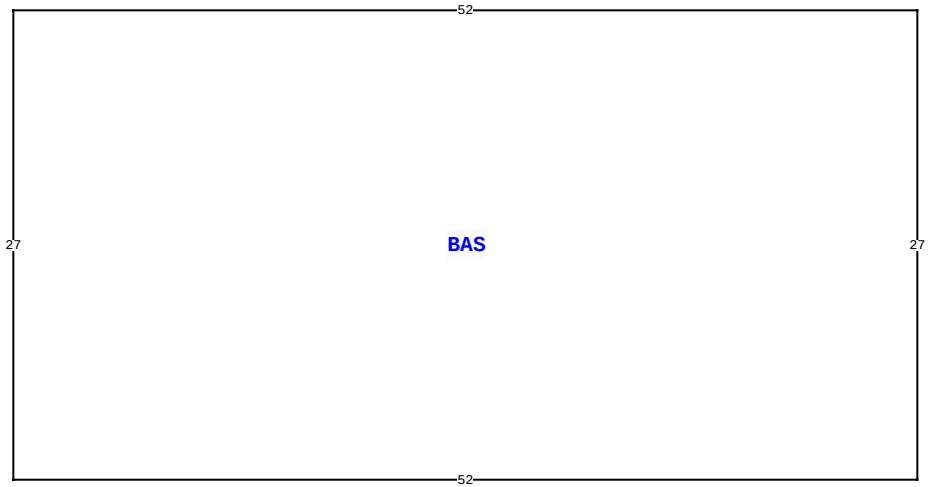
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	02	02
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	7217.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	19,506
TOTALS	1,404			1,404	19,506

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0800	02	1,404	77.1885	46.31	65,019	1988	1988	0	0	10	60.00	30.00

1 MOBILE HME 0% - 2017 Heated Area: 1404 HX Base Yr 2017



1862 NW HAMP FARMER RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	12/02/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		353,719
TOTAL MARKET OB/XF VALUE		14,330
TOTAL LAND VALUE - MARKET		100,100
TOTAL MARKET VALUE		376,707
SOH/AGL Deduction		106,490
ASSESSED VALUE		270,217
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		219,495
TOTAL JUST VALUE		468,149
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		471,743

PERMIT NUM	DESCRIPTION	AMT	ISSUED
35504	SFR	1,152	06/30/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1430/237	2/05/2021	QC	U	I	11	100
GRANTOR: ALLEN BRIAN LAMAR						
GRANTEE: ALLEN BRIAN L						
1339/1621	6/25/2017	WD	U	I	11	100
GRANTOR: BRIAN LAMAR ALLEN & J						
GRANTEE: BRIAN LAMAR & JESSI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S27 E52 N27$.

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	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	400	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	600	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	
6	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
7	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2015	2015	3	100	1,200	
8	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	
9	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	600	
10	0297	SHED CONCR	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	600	

TOTAL OB/XF 11,200

LAND DESCRIPTION

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	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	12.02	AC		1.00	1.00	1.00	281.00	281.00	3,378							
3	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	7.00	AC		1.00	1.00	1.00	40.00	40.00	280							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	19.02	AC		1.00	1.00	1.00	5,000.00	5,000.00	95,100							

REVIEW DATE 01/16/2019 BY HC Total Acres: 20.02 Total Land Value: 8,658 Market: 95,100 Agricultural: 3,658 Common: 5,000 PRINTED 11/20/2025 BY SYS

COMM AT NW COR OF SEC, RUN S 145
R/W OF HAMP FARMERS RD, SE ALONG
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LAKE CITY, FL 32055

2026

07-2S-17-04679-008

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	06	06

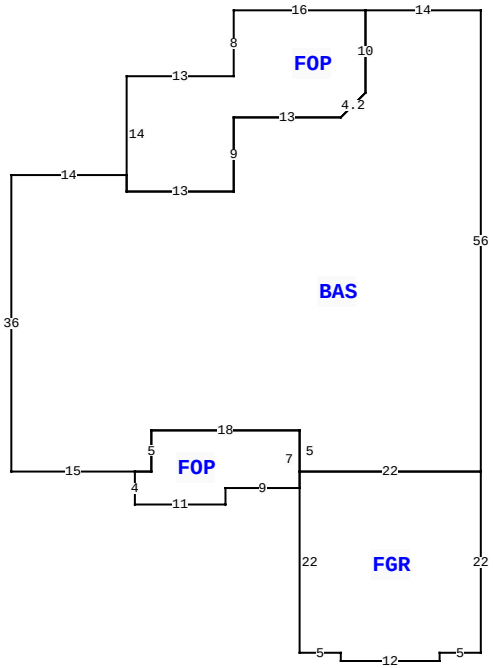
DOR CODE 5000 IMPROVED AG
MAP NUM | MKT AREA 03
NEIGHBORHOOD/LOC 7217.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,333	100		2,333	281,690
FGR	496	55		273	32,963
FOP	152	30		46	5,554
FOP	386	30		116	14,006
TOTALS	3,367			2,768	334,213

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,768	115.9200	129.83	359,369	2018	2018	0	0	0	7.00	93.00

2 SINGLE FAM 100% - 2017 Heated Area: 2333 HX Base Yr 2017



1862 NW HAMP FARMER RD, LAKE CITY

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1339/1621	6/25/2017	WD	U	I	11	100
GRANTOR: BRIAN LAMAR ALLEN & J						
GRANTEE: BRIAN LAMAR & JESSI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 FOP= W16 S8 W13 S14 E13 N9 E13 R3 U3 N10$ S10 D3 L3 W13 S9 W13 N2 W14 S36 E15 FOP= S4 E11 N2 E9 N7 W18 S5 W2$ E2 N5 E18 S5 FGR= S22 E5 S1 E12 N1 E5 N22 W22$ E22 N56$.

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
11	0297	SHED CONCR	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	400	
12	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100	
13	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	800	
14	0166	CONC,PAVMT	0	100	0	0	915.00	UT	2.00	2.00	100	2018	2018	3	100	1,830	

LAND DESCRIPTION

TOTAL OB/XF 3,130

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

REVIEW DATE 01/16/2019 BY HC Total Acres: 20.02 Total Land Value: 8,658 Market: 95,100 Agricultural: 3,658 Common: 5,000 PRINTED 11/20/2025 BY SYS