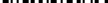


BALLANCE JANET BLANTON
400 SW DEKLE RD
LAKE CITY, FL 32024

2026



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 2									
ELEMENT CD										TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND										VALUATION BY STANDARD									
Exterior Wall 19 COMMON BRK 100										0100 01 3,169 117.8880 132.03 418,403 1975 1975 0 0 35.00 65.00										Tax Group: 3 Tax Dist:									
Roof Structure 03 GABLE/HIP 100										1 SINGLE FAM 100% - 2000 Heated Area: 2584 HX Base Yr 2000										BUILDING MARKET VALUE 271,962									
Roof Cover 14 PREFIN MT 100																				TOTAL MARKET OB/XF VALUE 32,900									
Interior Wall 05 DRYWALL 100																				TOTAL LAND VALUE - MARKET 192,500									
Interior Floor 14 CARPET 90																				TOTAL MARKET VALUE 325,492									
Interior Floor 08 SHT VINYL 10																				SOH/AGL Deduction 139,531									
Air Condition 03 CENTRAL 100																				ASSESSED VALUE 185,961									
Heating Type 04 AIR DUCTED 100																				TOTAL EXEMPTION VALUE HX HB 50,722									
Bedrooms 3 100																				BASE TAXABLE VALUE 135,239									
Bathrooms 3 100																				TOTAL JUST VALUE 497,362									
Frame 01 NONE 100																				NCON VALUE 0									
Stories 1. 100																				INCOME VALUE									
Architectural 05 CONV 100																				PREVIOUS YEAR MKT VALUE 497,362									
Units 0 100																													
Condition Adj 03 100																													
Kitchen Adj 01 01 100																													
Quality 05 05																													
DOR CODE 5000 IMPROVED AG																													
MAP NUM MKT AREA 01																													
NEIGHBORHOOD/LOC 7416.00 1.00/																													
AREA TYPE TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE																													
BAS 196 100 196 16,821																													
BAS 2,388 100 2,388 204,937																													
FGR 529 55 291 24,974																													
FOP 108 30 32 2,746																													
FOP 140 30 42 3,604																													
UDU 400 55 220 18,881																													
TOTALS 3,761 3,169 271,962																													
EXTRA FEATURES										400 SW DEKLE RD, LAKE CITY																			
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										BLD DATE LGL DATE										05/16/2023 MLU									
										XF DATE										LAND DATE									
										INC DATE										AG DATE									
1 0190 FPLC PF 0 100 0 0 1.00 UT 1,200.00 1,200.00 100 1993 1993 3 100 1,200																													
2 0166 CONC,PAVMT 0 100 0 0 1.00 UT 0.00 0.00 100 1993 1993 3 100 500																													
3 0280 POOL R/CON 0 100 16 32 512.00 UT 70.00 70.00 30 1975 1975 3 30 10,752																													
4 0020 BARN,FR 0 100 40 40 1,600.00 UT 2.00 2.00 70 0 0 3 70 2,240																													
5 9945 Well/Sept 0 0 0 0 1.00 UT 7,000.00 7,000.00 100 0 0 3 100 7,000																													
6 0294 SHED WOOD/ 0 100 12 16 192.00 UT 9.00 9.00 100 2006 2006 3 100 1,728																													
7 0252 LEAN-TO W/ 0 100 10 40 400.00 UT 3.00 3.00 50 2006 2006 3 50 600																													
8 0120 CLFENCE 4 0 100 0 0 80.00 UT 6.00 6.00 100 2006 2006 3 100 480																													
9 0169 FENCE/WOOD 0 100 0 0 100.00 UT 10.00 10.00 100 2006 2006 3 100 1,000																													
10 0252 LEAN-TO W/ 0 100 10 40 400.00 UT 3.00 3.00 50 2006 2006 3 50 600																													
LAND DESCRIPTION										TOTAL OB/XF 26,100																			
L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTS UNIT TYPE D T 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 5,500.00 5,500.00 5,500																													
2 5500 A TIMBER 2 0 0.00 0.00 34.00 AC 1.00 1.00 1.00 445.00 445.00 15,130																													
3 9910 M MKT. VAL. AG 0 0.00 0.00 34.00 AC 1.00 1.00 1.00 5,500.00 5,500.00 187,000																													
REVIEW DATE 02/13/2024 BY JB										Total Acres: 35.00 Total Land Value: 20,630										Market: 187,000 Agricultural: 15,130 Common: 5,500 PRINTED 11/18/2025 BY SYS									

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT		CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY											
																					VALUATION BY		STANDARD								
																					Tax Group: 3		Tax Dist:								
																					BUILDING MARKET VALUE		271,962								
																					TOTAL MARKET OB/XF VALUE		32,900								
																					TOTAL LAND VALUE - MARKET		192,500								
																					TOTAL MARKET VALUE		325,492								
																					SOH/AGL Deduction		139,531								
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																					TOTAL EXEMPTION VALUE		HX HB		50,722						
																					BASE TAXABLE VALUE		135,239								
																					TOTAL JUST VALUE		497,362								
																					NCON VALUE		0								
																					INCOME VALUE										
																					PREVIOUS YEAR MKT VALUE		497,362								
DOR CODE		5000		IMPROVED AG																											
MAP NUM				MKT AREA				01																							
NEIGHBORHOOD/LOC		7416.00		1.00/																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS																				BLD DATE						LGL DATE		05/16/2023		MLU	
EXTRA FEATURES																				XF DATE						LAND DATE					
																				INC DATE						AG DATE					
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															
11	0060	CARPORT F	0 100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	3,800																
12	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	900																
13	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	600																
14	0040	BARN,POLE	0 100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500																