

FUSSELL JAMES R
156 NW BRONCO TER
LAKE CITY, FL 32055

2026

10-3S-16-02055-016



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall31VINYL SID 100

Roof Structur03GABLE/HIP 100

Roof Cover14PREFIN MT 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 90

Interior Floo08SHT VINYL 10

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3 100

Bathrooms2 100

Stories1.1. 100

Architectual Units01CONV 100

Condition Adj0303 100

Kitchen Adjus0101 100

Quality0505

DOR CODE0200MOBILE HOME

MAP NUMMKT AREA03

NEIGHBORHOOD/LOC10316.0101.00/

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS1,0081001,00861,444

UOP420251056,400

UOP504251267,681

TOTALS1,9321,23975,525

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10294SHED WOOD/01001448672.00UT10.0010.0040201320133402,688

20166CONC, PAVMT0100001.00UT0.000.00100201320133100200

39945Well/Sept0100001.00UT7,000.007,000.0010031007,000

40169FENCE/WOOD0100001.00UT2,000.002,000.00100202320221002,000

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSUNIT TYPED TDPH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10200CMBL HM100RSF/M30.00169.001.02AC1.001.001.0012,000.0012,000.0012,240

REVIEW DATE02/16/2023BYKSTotal Acres: 1.02Total Land Value: 12,240Market: 0Agricultural: 0Common: 12,240PRINTED 10/10/2025 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0201021,239117.9000110.83137,318199719970045.0055.00

2 MANUF 1100% - 2023Heated Area: 1008HX Base Yr 2023

AREA TOTAL PCT YEAR TOT ADJ SUBAREA

TYPE GROSS OF BASE ADJ AREA MARKET VALUE

42424242

121224241010

UOPUOPBASUOP

BLD DATEXF DATEINC DATE

LAND DATEAG DATE

05/18/2023MLU

156 NW BRONCO TER, LAKE CITY

TOTAL OB/XF11,888

COLUMBIA COUNTY PROPERTY PAGE 1 of 13

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 3Tax Dist:

BUILDING MARKET VALUE75,525

TOTAL MARKET OB/XF VALUE11,888

TOTAL LAND VALUE - MARKET12,240

TOTAL MARKET VALUE99,653

SOH/AGL Deduction5,780

ASSESSED VALUE93,873

TOTAL EXEMPTION VALUEHX HB WR55,722

BASE TAXABLE VALUE38,151

TOTAL JUST VALUE99,653

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE99,653

SALES DATA

OFF RECORD NumberDATETYPE INSTQUANTITYVALUERSN CD SALE PRICE

1189/15606/03/2008QCQI01100

GRANTOR: SUSAN MOATES

GRANTEE: JAMES R FUSSELL

0886/18907/30/1999WDQI44,000

GRANTOR: DOBRENZ

GRANTEE: MOATES

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W42 S24 UOP= S10 E42 N10 W42\$ E42 N24 UOP= N12 W42 S12 E42\$.