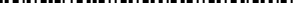


ALI MALAK HASSAN
230 SW GALLANT LN
LAKE CITY, FL 32024

2026



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall0032HARDIE BRD 100

Exterior Wall00N/A 0

Roof Structure03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floor13LAM/VNLPLK 100

Interior Floor00N/A 0

Air Condition03CENTRAL 100

Heating Type Bedrooms Bathrooms04AIR DUCTED 100
3 100
2 100

Frame Stories Units Condition Adj Kitchen Adj02WOOD FRAME 100
1. 1. 100
0 100
03 03 100
01 01 100

Quality0505

DOR CODE5000IMPROVED AG

MAP NUMMKT AREA01

NEIGHBORHOOD/LOC12415.001.00/

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS1,56410020251,564192,043

FOP132302025404,911

FSP120402025485,893

TOTALS1,8161,652202,849

MARKET ADJUSTMENTS

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

0100011,652110.7400124.03204,89820242024001.0099.00

1 SINGLE FAM 100% - 2025Heated Area: 1564HX Base Yr 2025

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

04/07/2025MLU

EXTRA FEATURES

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

10030BARN, MT01002425600.00UT15.0015.00100202220211009,000

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSMUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYSRCONSRV

10100CSFR100A-10.000.001.00AC1.001.001.0011,000.0011,000.0011,000

25500ATIMBER 21004.04AC1.001.001.00445.00445.001,798

39910MMKT.VAL.AG1004.04AC1.001.001.0011,000.0011,000.0044,440

REVIEW DATE11/05/2024BYHCTotal Acres: 5.04Total Land Value: 12,798Market: 44,440Agricultural: 1,798Common: 11,000PRINTED 11/05/2025 BY SYS

COLUMBIA COUNTY PROPERTY

PAGE 1 of 13

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 3Tax Dist:

BUILDING MARKET VALUE202,849

TOTAL MARKET OB/XF VALUE9,000

TOTAL LAND VALUE - MARKET55,440

TOTAL MARKET VALUE224,647

SOH/AGL Deduction67,948

ASSESSED VALUE156,699

TOTAL EXEMPTION VALUEHX HB50,722

BASE TAXABLE VALUE105,977

TOTAL JUST VALUE267,289

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE269,338

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / VRSN CD SALE PRICE

1432/25423/12/2021WDQV0157,000

GRANTOR:HERRERA IBANES

GRANTEE:ALI MALAK HASSAN

1049/14166/15/2005WDQV50,000

GRANTOR:GOMEZ

GRANTEE:HERRERA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2025;ORIG=-62,-17] E46 S34 W46 N34 \$
FSP=[YR=2025;ORIG=-34,-27] E12 S10 W12 N10 \$
FOP=[YR=2025;ORIG=-47,17] E22 S6 W22 N6 \$
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