

GARCIA VICENTE AGUILAR
1926 SW ICHETUCKNEE AVE
LAKE CITY, FL 32024

13-5S-15-00458-002

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall Roof Structur

3103

VINYL SID 100 GABLE/HIP 100

Roof Cover Interior Wall Interior Floor Interior Floor Air Condition Heating Type Bedrooms Bathrooms Stories Architectual Units

030514080304

COMP SHNGL 100 DRYWALL 100 CARPET 90 SHT VINYL 10 CENTRAL 100 AIR DUCTED 100 3 100 2 100 1. 100 CONV 100 0 100

Quality

05 05

DOR CODE

5000 IMPROVED AG

MAP NUM

MKT AREA 02

NEIGHBORHOOD/LOC

13515.00 1.00/

AREA TYPE TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE

BAS 1,296 100 1,296 76,320

TOTALS

1,296 1,296 76,320

EXTRA FEATURES

1926 SW ICHETUCKNEE AVE, 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

1 0294 SHED WOOD/ 0 100 0 0 1.00 UT 0.00 0.00 100 2013 2013 3 100 500

2 0070 CARPORT UF 0 100 0 0 1.00 UT 0.00 0.00 100 2013 2013 3 100 200

3 9945 Well/Sept 0 100 0 0 1.00 UT 7,000.00 7,000.00 100 3 100 7,000

TOTAL OB/XF

7,700

LAND DESCRIPTION

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 0200 C MBL HM 100 A-1 0.00 0.00 0.50 AC 1.00 1.00 1.00 10,000.00 10,000.00 5,000

2 6200 A PASTURE 3 0 A-1 0.00 0.00 5.80 AC 1.00 1.00 1.00 280.00 280.00 1,624

3 9910 M MKT.VAL.AG 0 0.00 0.00 5.80 AC 1.00 1.00 1.00 10,000.00 10,000.00 58,000

REVIEW DATE

07/09/2016 BY DF

Total Acres: 6.30 Total Land Value: 6,624 Market: 58,000 Agricultural: 1,624 Common: 5,000 PRINTED 11/19/2025 BY SYS

MARKET ADJUSTMENTS

TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0201 02 1,296 113.9000 107.07 138,763 1997 1997 0 0 45.00 55.00

1 MANUF 1 100% - 2012 Heated Area: 1296 HX Base Yr 2012

BAS

COLUMBIA COUNTY PROPERTY PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY STANDARD

Tax Group: 3 Tax Dist:

BUILDING MARKET VALUE 76,320

TOTAL MARKET OB/XF VALUE 7,700

TOTAL LAND VALUE - MARKET 63,000

TOTAL MARKET VALUE 90,644

SOH/AGL Deduction 56,117

ASSESSED VALUE 34,527

TOTAL EXEMPTION VALUE HX HB 25,000

BASE TAXABLE VALUE 9,527

TOTAL JUST VALUE 147,020

NCON VALUE 0

INCOME VALUE

PREVIOUS YEAR MKT VALUE 147,020

SALES DATA

OFF RECORD Number DATE TYPE INST Q U V I V CD SALE PRICE

1389/2349 7/25/2019 QC U V 11 100

GRANTOR: BULLARD PROPERTIES IN

GRANTEE: VICENTE AGUILAR GAR

1179/2076 8/18/2009 QC U V 11 100

GRANTOR: VINCENTE AGULAR & MAR

GRANTEE: VICENTE AGUILAR GAR

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S27 E48 N27\$.