

LOTS 4, 5, 6, 7 & 8 ORANGE CREEK
703-74, 811-2112, 813-1847, 932-

LANG MICHAEL ANDREW & CHARLENE REVOCABLE LIVING TR
P O BOX 336
WELLBORN, FL 32094-0336

2026

14-3S-15-00181-005



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	12	CEDAR 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 60
Interior Floor	08	SHT VINYL 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	01	NONE 100
Stories	1.	1. 100
Architectural	05	CONV 100
Units	0	100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality	05	05
DOR CODE	5000	IMPROVED AG

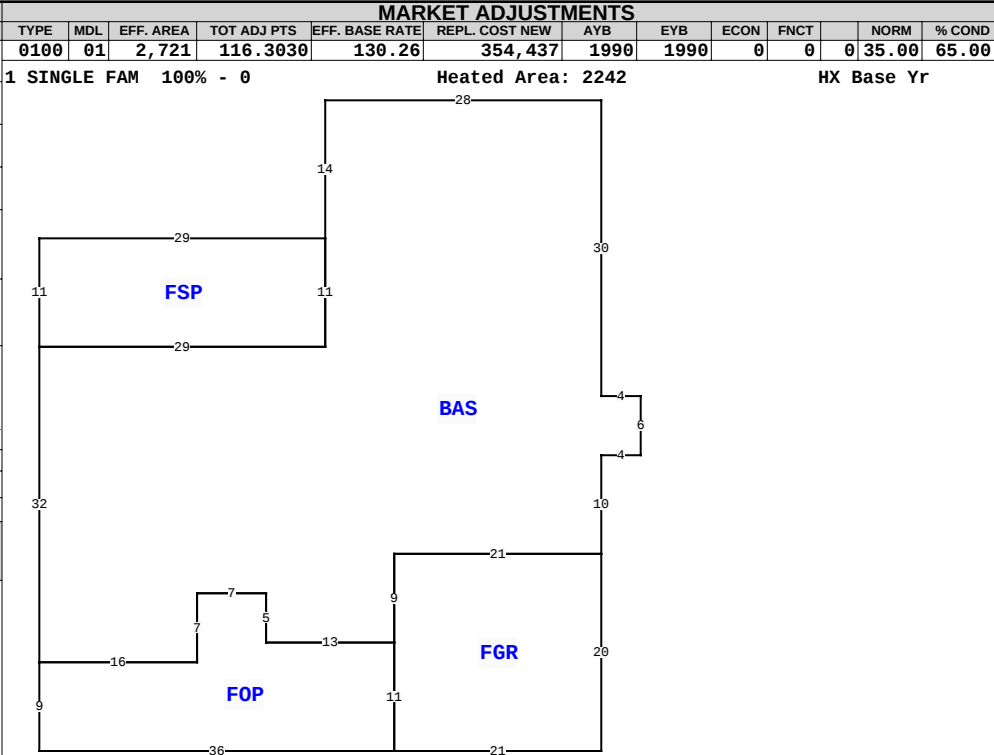
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	14315.010	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,242	100		2,242	189,828
FGR	420	55		231	19,559
FOP	399	30		120	10,160
FSP	319	40		128	10,837

TOTALS	3,380			2,721	230,384
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00
2	0166	CONC,PAVMT	0	100	20	35	700.00	UT	1.40
3	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00
4	0296	SHED METAL	0	100	17	20	340.00	UT	3.00
5	0296	SHED METAL	0	100	8	10	80.00	UT	3.00
6	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00
7	0255	MBL HOME S	0	100	0	0	1.00	UT	0.00
8	0081	DECKING WI	0	0	0	0	1.00	UT	0.00
9	0296	SHED METAL	0	0	0	0	1.00	UT	0.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		A-1	0.00	0.00	1.00
2	0200	C	MBL HM	100		A-1	0.00	0.00	1.00
3	5600	A	TIMBER 3	0		A-1	0.00	0.00	43.41
4	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	43.41



255 NW FLEMING LN, WELLBORN

BLD DATE		LGL DATE	
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
1	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0166	CONC,PAVMT	0	100	20	35	700.00	UT	1.40	1.40	100	0	0	3	100	980	
3	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1992	1992	3	40	14,336	
4	0296	SHED METAL	0	100	17	20	340.00	UT	3.00	3.00	100	0	0	3	100	1,020	
5	0296	SHED METAL	0	100	8	10	80.00	UT	3.00	3.00	100	0	0	3	100	240	
6	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
7	0255	MBL HOME S	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	5,000	
8	0081	DECKING WI	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	400	
9	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	400	

TOTAL OB/XF										31,376							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	8,000
2	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	8,000
3	5600	A	TIMBER 3	0		A-1	0.00	0.00	43.41	AC		1.00	1.00	1.00	281.00	281.00	12,198
4	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	43.41	AC		1.00	1.00	1.00	8,000.00	8,000.00	347,280

COLUMBIA COUNTY PROPERTY				PAGE 1 of 2	3
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE		270,305			
TOTAL MARKET OB/XF VALUE		31,376			
TOTAL LAND VALUE - MARKET		363,280			
TOTAL MARKET VALUE		329,879			
SOH/AGL Deduction		37,043			
ASSESSED VALUE		292,836			
TOTAL EXEMPTION VALUE		55,722			HX HB WR
BASE TAXABLE VALUE		237,114			
TOTAL JUST VALUE		664,961			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		668,505			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052760	Roof Replacement	25,519	03/31/2025
28583	MAINT/ALTR	115	05/19/2010

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1415/2115	7/16/2020	WD	Q	I	03	77,500	
GRANTOR: ROGER J & JOAN R LYNC							
GRANTEE: MICHAEL ANDREW & CH							
1251/0913	2/24/2013	QC	U	I	11	100	
GRANTOR: MICHAEL A & CHARLENE							
GRANTEE: MICHAEL A & CHARLEN							

BUILDING NOTES							
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BUILDING DIMENSIONS							
BAS= W28 S14 FSP= W29 S11 E29 N11\$ S11 W29 S32 FOP= S9 E36 N11 W13 N5 W7 S7 W16\$ E16 N7 E7 S5 E13 FGR= S11 E21 N20 W21 S9 \$ N9 E21 N10 E4 N6 W4 N30\$.							

2026

[illegible]