

LOT 7 HUNNINGTON PLACE PHS 1.
WD 1123-1693, WD 1127-1732, 1734

HERRIN JOSHUA
254 SW NEWLYWED CT
LAKE CITY, FL 32024

2026

14-4S-16-02973-107



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100

Quality		07 07			
DOR CODE		0100 SINGLE FAMILY			
MAP NUM		MKT AREA			06
NEIGHBORHOOD/LOC		14416.00		1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1, 892	100		1, 892	244, 019
FGR	400	55		220	28, 375
FOP	52	30		16	2, 064
FOP	150	30		45	5, 804
TOTALS	2, 494			2, 173	280, 261

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0166	CONC, PAVMT	0 100	0	0	982.00	UT	2.00	
2	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,173	126.5418	141.73	307,979	2016	2016	0	0	9.00	91.00
1 SINGLE FAM 100% - 2018 Heated Area: 1892 HX Base Yr 2018											
254 SW NEWLYWED CT, LAKE CITY											

BLD DATE			LGL DATE		
XF DATE			LAND DATE		
INC DATE			AG DATE		
			04/03/2025 MLU		

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		RSF-2	0.00	0.00	1.00

TOTAL OB/XF									
UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR
LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000		

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		280,261	
TOTAL MARKET OB/XF VALUE		4,564	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		319,825	
SOH/AGL Deduction		108,396	
ASSESSED VALUE		211,429	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		160,707	
TOTAL JUST VALUE		319,825	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		322,905	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33003	SFR	715	05/22/2015

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1545/2017	7/25/2025	WD	Q	I	01
GRANTOR: OLENHOUSE RICHARD VAN					
GRANTEE: HERRIN JOSHUA					
1321/1350	8/31/2016	WD	Q	I	01
GRANTOR: BRADLEY FRANKS CONSTR					
GRANTEE: RICHARD VANCE & WHI					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W24 FOP= N5 W15 S10 E15 N5\$ S5 W15 N10 W16 S34 E5 S7 E10 FOP= S5 E9 N6 W7 S1 W2\$ E2 N1 E18 FGR= S19 E20 N20 W20 S1\$ N1 E20 N34\$.									