LOT 9 HUNNINGTON PLACE PHS 1.
WD 1123-1693, WD 1127-1732, WD 1

SHIMMEL JESSICA GAIL
302 SW NEWLYWED CT
LAKE CITY, FL 32024

**2026**

**14-4S-16-02973-109**

## COLUMBIA COUNTY PROPERTY



## 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 | | 3 100 |
| Bathrooms | | 2 100 |
| Frame | 02 | WOOD FRAME 100 |
| Stories | 1. | 1. 100 |
| Architectual | 05 | CONV 100 |
| Units | | 0 100 |
| Quality | 06 | 06 |

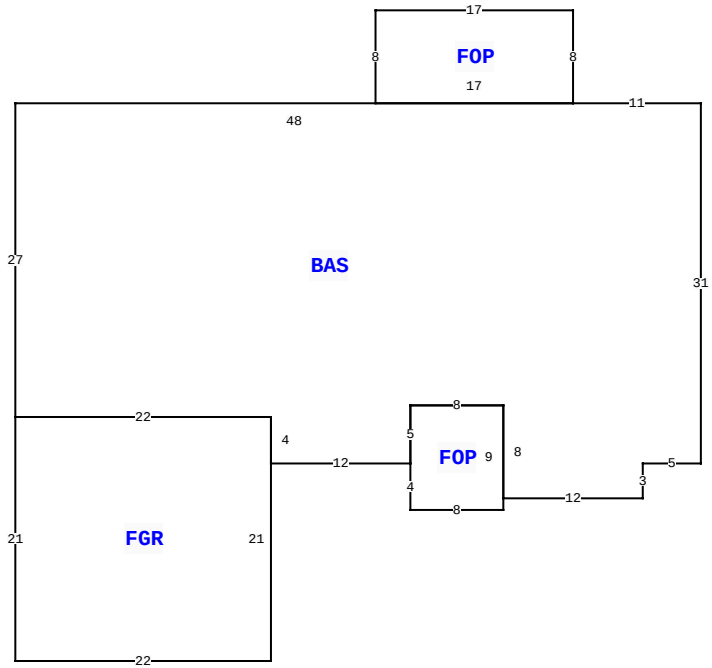
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 06
NEIGHBORHOOD/LOC 14416.00 1.00/

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,737 | 100 | | 1,737 | 223,119 |
| FGR | 462 | 55 | | 254 | 32,626 |
| FOP | 72 | 30 | | 22 | 2,826 |
| FOP | 136 | 30 | | 41 | 5,267 |
| TOTALS | 2,407 | | | 2,054 | 263,838 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 2,054 | 122.0100 | 136.65 | 280,679 | 2019 | 2019 | 0 | 0 | 0 | 6.00 | 94.00 |

1 SINGLE FAM 100% - 2020 Heated Area: 1737 HX Base Yr 2020




302 SW NEWLYWED CT, LAKE CITY

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

## VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 2 | Tax Dist: | |
| BUILDING MARKET VALUE | | 263,838 |
| TOTAL MARKET OB/XF VALUE | | 2,252 |
| TOTAL LAND VALUE - MARKET | | 35,000 |
| TOTAL MARKET VALUE | | 301,090 |
| SOH/AGL Deduction | | 82,051 |
| ASSESSED VALUE | | 219,039 |
| TOTAL EXEMPTION VALUE | HX HB | 50,722 |
| BASE TAXABLE VALUE | | 168,317 |
| TOTAL JUST VALUE | | 301,090 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 303,897 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 37683 | SFR | 867 | 01/25/2019 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1385/2424 | 6/04/2019 | WD | Q | I | 01 | 210,000 |
| GRANTOR: BULLARD MANAGEMENT SE | | | | | | |
| GRANTEE: JESSICA GAIL SHIMME | | | | | | |
| 1282/2505 | 10/14/2014 | WD | U | V | 30 | 130,000 |
| GRANTOR: BULLARD DENUNE INVEST | | | | | | |
| GRANTEE: BULLARD MANAGEMENT | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W11 FOP= N8 W17 S8 E17$ W48 S27 FGR= S21 E22 N21 W22$
E22 S4 E12 FOP= S4 E8 N9 W8 S5$ N5 E8 S8 E12 N3 E5 N31$.

## EXTRA FEATURES

| LN | 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 | 0166 | CONC,PAVMT | 0 | 100 | 0 | 0 | 1,126.00 | UT | 2.00 | 2.00 | 100 | 2019 | 2019 | 3 | 100 | 2,252 | |

## LAND DESCRIPTION

TOTAL OB/XF 2,252

| LN | USE CODE | CLS | LAND USE DESCRIPTION | CAP | RD | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | DT | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 0100 | C | SFR | 100 | | RSF-2 | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 35,000.00 | 35,000.00 | 35,000 | | | | | | | |

REVIEW DATE 11/18/2024 BY KS Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 10/10/2025 BY SYS