COMM NW COR OF SW1/4 OF SE1/4, R
S R/W OF A CO GRD RD FOR POB, RU
S 1300.64 FT, W 444.44 FT, N 130

TUCKER RICHARD L/TUCKER BEVERLY A
520 SW BEAUFORD PL
LAKE CITY, FL 32024

2026

14-5S-16-03613-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

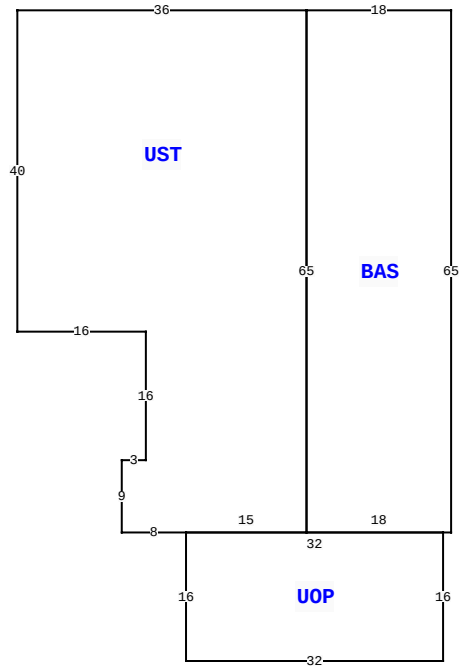
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	32	HARDIE BRD 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall		N/A 100
Interior Floo	03	CONC FINSH 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		1 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	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 02
NEIGHBORHOOD/LOC	14516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,170	100		1,170	57,068
UOP	512	20		102	4,975
UST	1,967	45		885	43,167
TOTALS	3,649			2,157	105,210

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,157	67.0000	75.04	161,861	1983	1983	0	0	0	35.00	65.00

3 SINGLE FAM 100% - 2005 Heated Area: 1170 HX Base Yr 2005



520 SW BEAUFORD PL PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		105,210
TOTAL MARKET OB/XF VALUE		9,300
TOTAL LAND VALUE - MARKET		118,020
TOTAL MARKET VALUE		125,966
SOH/AGL Deduction		54,360
ASSESSED VALUE		71,606
TOTAL EXEMPTION VALUE	HX HB	46,606
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		232,530
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		232,530

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23146	M H	250	05/13/2005
17354	PUMP/UTPOL	30	08/23/2000
16443	M H	125	12/29/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1303/1764	10/23/2015	WD	U	V	37	55,000
GRANTOR: DARRYL WOOD						
GRANTEE: RICHARD L & BEVERLY						
1158/0260	9/02/2008	WD	Q	V	01	0
GRANTOR: IRENE MARTIN						
GRANTEE: DARRYL WOOD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 UST= W36 S40 E16 S16 W3 S9 E8 UOP= S16 E32 N16 W32$ E15 N65$ S65 E18 N65$.

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	1.00	UT	0.00	0.00	100	0	0	3	100	500	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	300	
3	0327	STABLES-SM	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 9,300

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		A-1	0.00	0.00	1.04	AC		1.00	1.00	1.00	6,000.00	6,000.00	6,240							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	18.63	AC		1.00	1.00	1.00	280.00	280.00	5,216							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	18.63	AC		1.00	1.00	1.00	6,000.00	6,000.00	111,780							

REVIEW DATE 09/25/2019 BY BC Total Acres: 19.67 Total Land Value: 11,456 Market: 111,780 Agricultural: 5,216 Common: 6,240 PRINTED 11/19/2025 BY SYS