NE1/4 OF SE1/4 EX BEG SW COR, RU
E 464 FT, S 470 FT, W 464 FT TO

FEAGLE CLINE T
428 SE ALDINE FEAGLE DR
LAKE CITY, FL 32025

2026

15-5S-17-09262-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

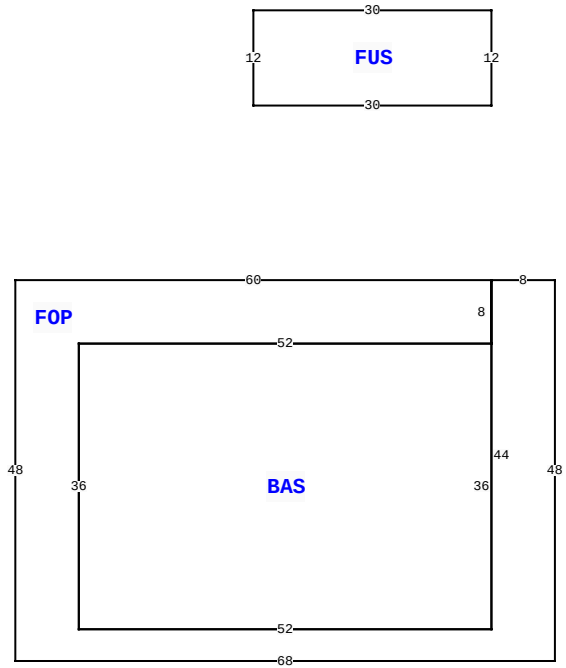
ELEMENT	CD	CONSTRUCTION
Exterior Wall	51	LOG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	06	CUST PANEL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.5	1.5 100
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	15517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,872	100		1,872	205,788
FOP	1,392	30		418	45,950
FUS	360	100		360	39,575
TOTALS	3,624			2,650	291,313

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,650	129.0240	154.83	410,300	1996	1996	0	0	0	29.00	71.00

1 EXCEPT SFR 100% - 2001 Heated Area: 2232 HX Base Yr 2001



428 SE ALDINE FEAGLE DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/23/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		291,313
TOTAL MARKET OB/XF VALUE		9,000
TOTAL LAND VALUE - MARKET		104,250
TOTAL MARKET VALUE		316,682
SOH/AGL Deduction		144,119
ASSESSED VALUE		172,563
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		121,841
TOTAL JUST VALUE		404,563
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		408,666

BLDG:1:1: LOG HOME

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1546/1722	8/06/2025	WD	U	I	11	100
GRANTOR: FEAGLE RONALD A						
GRANTEE: FEAGLE CLINE T						
0917/1902	12/31/2000	WD	Q	I	01	100
GRANTOR: RONALD A & DOROTHY D						
GRANTEE: CLINE T FEAGLE (SON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S36 E52 N36$ FOP= N8 W60 S48 E68 N48 W8 S44 W52 N36 E52$ PTR= N30 FUS= N12 W30 S12 E30$ S30$.

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2012	2012	3	100	2,000	
2	0294	SHED WOOD/	0	100	16	17	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,200	
3	0070	CARPORT UF	0	100	12	17	1.00	UT	0.00	0.00	100	2012	2012	3	100	500	
4	0070	CARPORT UF	0	100	12	17	1.00	UT	0.00	0.00	100	0	0	3	100	500	
5	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,200	
6	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	
7	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	2,800	
8	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 9,000

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		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	3,000.00	3,000.00	3,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	23.75	AC		1.00	1.00	1.00	445.00	445.00	10,569							
3	6200	A	PASTURE 3	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	280.00	280.00	2,800							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	33.75	AC		1.00	1.00	1.00	3,000.00	3,000.00	101,250							

REVIEW DATE 08/03/2017 BY DF Total Acres: 34.75 Total Land Value: 16,369 Market: 101,250 Agricultural: 13,369 Common: 3,000 PRINTED 11/20/2025 BY SYS