COMM AT NW COR OF SEC, E 384.38
FOR POB, E 223.45 FT TO PT ON W
RD, SW ALONG SAID RD 220.22 FT,

HOLLINGSWORTH BRANDILYN D
2392 SW FARNELL RD
LAKE CITY, FL 32024

2026

15-6S-17-09679-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

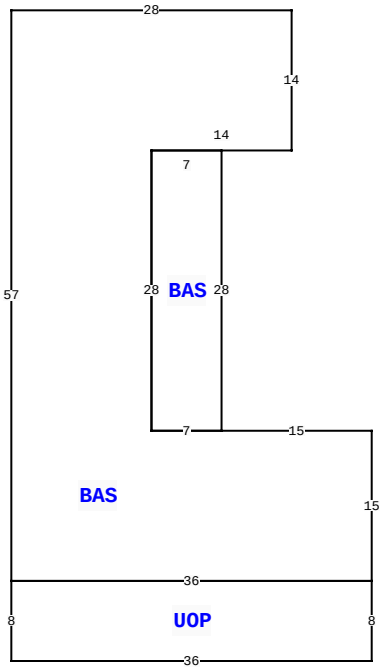
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	15617.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	196	100		196	9,038
BAS	1,324	100		1,324	61,051
UOP	288	20		58	2,675
TOTALS	1,808			1,578	72,763

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,578	63.3420	70.94	111,943	1900	1900	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2008 Heated Area: 1520 HX Base Yr 2008



2392 SW FARNELL RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		72,763
TOTAL MARKET OB/XF VALUE		1,450
TOTAL LAND VALUE - MARKET		11,200
TOTAL MARKET VALUE		85,413
SOH/AGL Deduction		36,186
ASSESSED VALUE		49,227
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		24,227
TOTAL JUST VALUE		85,413
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		85,413

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1108/1826	1/17/2007	WD	Q	V	01	100

GRANTOR: GEORGE & ROSA KOON
GRANTEE: BRANDILYN D HOLLING

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 S57 UOP= S8 E36 N8W36$ E36 N15W15 BAS= N28 W7 S28 E7$ W7 N28 E14 N14$.

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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,200	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 1,450

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	0.80	AC		1.00	1.00	1.00	14,000.00	14,000.00	11,200							

REVIEW DATE 10/10/2017 BY DF Total Acres: 0.80 Total Land Value: 11,200 Market: 0 Agricultural: 0 Common: 11,200 PRINTED 11/19/2025 BY SYS