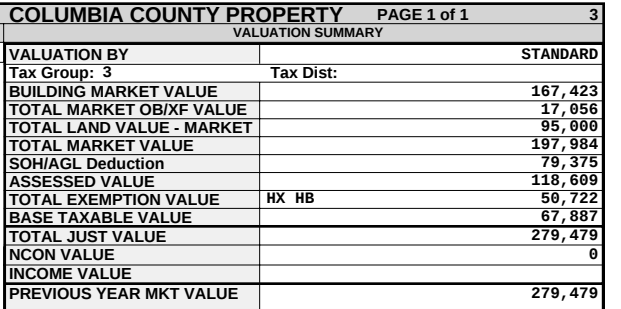


KIRBY BOHMAN LANGDON JR/KIRBY LORI
1521 SW ICHETUCKNEE AVE
LAKE CITY, FL 32024

18-5S-16-03647-000

COLUMBIA COUNTY PROPERTY	PAGE 1 of 1	3
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MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,870	122.9839	137.74	257,574	1988	1988	0	0	0	35.00	65.00



PERMIT NUM	DESCRIPTION	AMT	ISSUED
27904	MAINT/ALTR	40	06/24/2009
7062	POOL	10,000	04/19/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE

1521 SW ICHETUCKNEE AVE, LAKE CITY

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

[illegible]

BUILDING NOTES	

BUILDING DIMENSIONS	
FCP=	W22 BAS= N4 W4 N2 W6 S2W6 N2 W6 S2 W4 S4 FOP= W20 S7E20
N7\$ S7 W20 S15 E20	FOP= S4 E26 N4 W26\$ E26 N22\$ S22 E22 N22\$
PTR=N40 FUS=	W26 S26E26 N26\$ S40\$.

LAND DESCRIPTION				TOTAL OB/XF												17,056												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	1.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,500											
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	445.00	445.00	4,005											
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	85,500											
REVIEW DATE 10/17/2019				BY BC	Total Acres: 10.00				Total Land Value: 13,505				Market: 85,500				Agricultural: 4,005				Common: 9,500				PRINTED 11/07/2025 BY SYS			