

LOT 13 FOREST COUNTRY 6TH ADDITI
WD 1338-610, WD 1449-1382, WD 15

HERGET BENJAMIN R/HERGET BEVERLY A
491 SW PINEHURST DR
LAKE CITY, FL 32024

2026

22-4S-16-03087-113

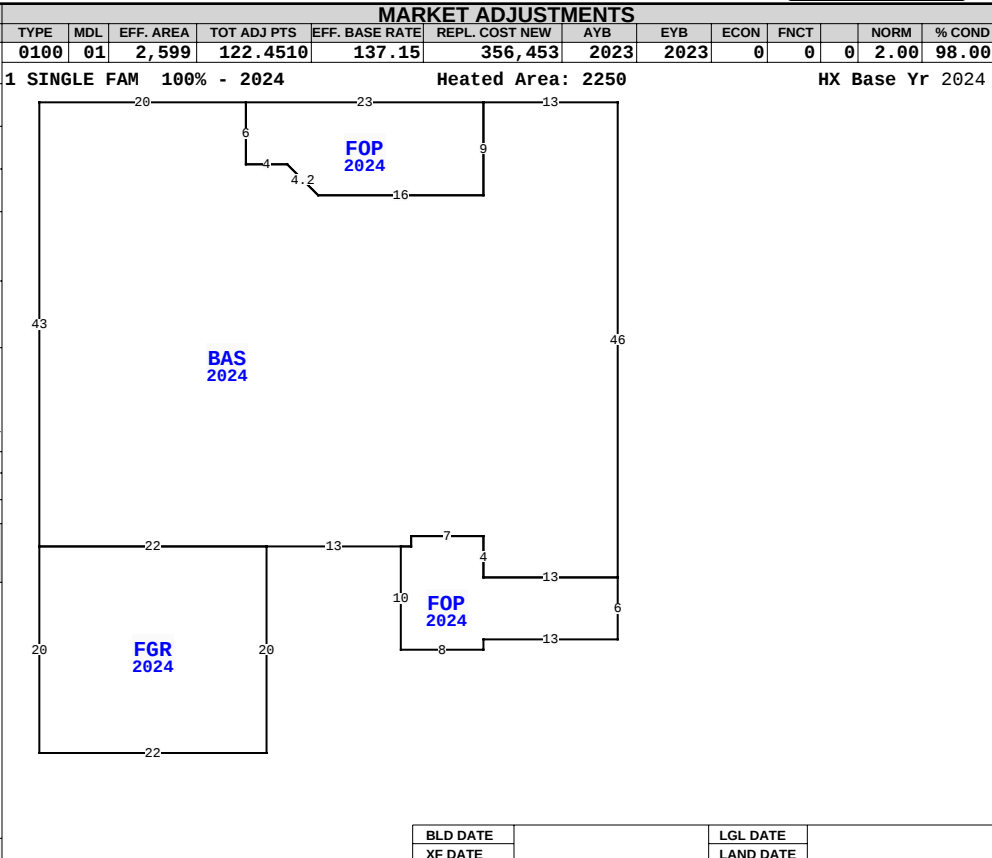


BUILDING CHARACTERISTICS			CONSTRUCTION		
Exterior Wall	19	COMMON BRK 100			
Exterior Wall	00	N/A 0			
Roof Structure	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	13	LAM/VNLPLK 100			
Interior Floor	00	N/A 0			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms	4	100			
Bathrooms	3	100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
Condition Adj	03	03 100			
Kitchen Adjus	01	01 100			
Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA		06	
NEIGHBORHOOD/LOC	22416.040	1.00/			

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,250	100	2024	2,250	302,416
FGR	440	55	2024	242	32,526
FOP	165	30	2024	50	6,721
FOP	191	30	2024	57	7,662
TOTALS	3,046			2,599	349,324

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0 100	0	0	820.00	UT	3.00	3.00
2	0294	SHED WOOD/	0 100	0	0	1.00	UT	3,200.00	3,200.00
3	0169	FENCE/WOOD	0 100	0	0	1.00	UT	2,000.00	2,000.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		RSF-2	0.00	0.00	1.00



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TOTAL OB/XF									
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COLUMBIA COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION BY					STANDARD				
Tax Group: 3					Tax Dist:				
BUILDING MARKET VALUE					349,324				
TOTAL MARKET OB/XF VALUE					7,660				
TOTAL LAND VALUE - MARKET					26,500				
TOTAL MARKET VALUE					383,484				
SOH/AGL Deduction					53,662				
ASSESSED VALUE					329,822				
TOTAL EXEMPTION VALUE					50,722				
BASE TAXABLE VALUE					279,100				
TOTAL JUST VALUE					383,484				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					387,048				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045743	New Residential C	320,650	10/21/2022
45743			10/21/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1502/2210	11/08/2023	WD	Q	I	01	415,300
GRANTOR: ADAMS HOMES OF NORTHW						
GRANTEE: HERGET BENJAMIN R						
1449/1382	10/07/2021	WD	Q	V	05	99,000
GRANTOR: ALEX & BLONDINA STEVE						
GRANTEE: ADAMS HOMES OF NORT						

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=2024;ORIG=70,10] S43 E22 E13 E1 N1 E7 S4 E13 N46 W13 S9 W16 U3L3 W4 N6 W20 \$									
FGR=[YR=2024;ORIG=70,53] S20 E22 N20 W22 \$									
FOP=[YR=2024;ORIG=105,53] S10 E8 N1 E13 N6 W13 N4 W7 S1 W1 \$									
FOP=[YR=2024;ORIG=90,10] S6 E4 D3R3 E16 N9 W23 \$									