

HUNT LARRY
492 SW BUCHANAN DR
LAKE CITY, FL 32024

22-4S-16-03090-140

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall Roof Structur03VINYL SID 100 GABLE/HIP 100

Roof Cover Interior Wall Interior Floo Interior Floo Air Condition Heating TypeBedrooms Bathrooms StoriesArchitectual Units Condition Adj Kitchen AdjusQualityDOR CODEMAP NUMNEIGHBORHOOD/LOCAREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREA SUBAREA MARKET VALUEBAS1620100162092219

MARKET ADJUSTMENTS

TYPEDMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0201021620110.1050103.50167,670200420040045.0055.00

1 MANUF 1100% - 2020Heated Area: 1620HX Base Yr 2020

BAS

BLD DATEXF DATEINC DATELGL DATESALE PRICEAG DATE

04/21/2023MLU

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY

VALUATION BYSTANDARDTax Group: 3Tax Dist:

BUILDING MARKET VALUE92,218TOTAL MARKET OB/XF VALUE12,240TOTAL LAND VALUE - MARKET22,500TOTAL MARKET VALUE126,958SOH/AGL Deduction43,841ASSESSED VALUE83,117TOTAL EXEMPTION VALUE HX HB50,722BASE TAXABLE VALUE32,395TOTAL JUST VALUE126,958NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE126,958

SUBAREAMARKET VALUE

SALES DATAOFF RECORD NumberDATETYPE INSTQUANTITYVOLUMERSN CDPRICE SALEGRANTOR: RONALD & ANITA HALLGRANTEE: LARRY HUNT1253/08354/12/2013WDUII3848,500GRANTOR: MICHAEL D MCCREA GRANTEE:RONALD & ANITA HALL

BUILDING NOTESBUILDING DIMENSIONS

BAS= W60 S27 E60 N27\$.

EXTRA FEATURES

LNOBJ/CF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICERIG CONDYEAR ONYEAR ACTUALQ% CONDOB/CF MKT VALUENOTES

10296SHED METAL01001224288.00UT5.005.001002005200531001,440

20261PRCH, UOP010040161.00UT0.000.00100201420143100100

39945Well/Sept0100001.00UT7,000.007,000.0010031007,000

40261PRCH, UOP0100001.00UT0.000.001002019201931002,500

50190FPLC PF0100001.00UT1,200.001,200.00100202520241001,200

LAND DESCRIPTIONTOTAL OB/CF12,240

LNUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNITYPEDTDPHFAC% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10200CMBL HM100RSF-10.000.001.00LT1.001.001.0022,500.0022,500.0022,500

REVIEW DATE04/08/2025BYKSTotal Acres: 1.00Total Land Value: 22,500Market: 0Agricultural: 0Common: 22,500PRINTED 09/30/2025 BY SYS