BLOCKS 11 THRU 13, 20 THRU 25, 3
34 MASON CITY.

FEAGLE RONALD A/FEAGLE DOROTHY D
834 SE ALDINE FEAGLE
LAKE CITY, FL 32025

2026

22-5S-17-09337-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

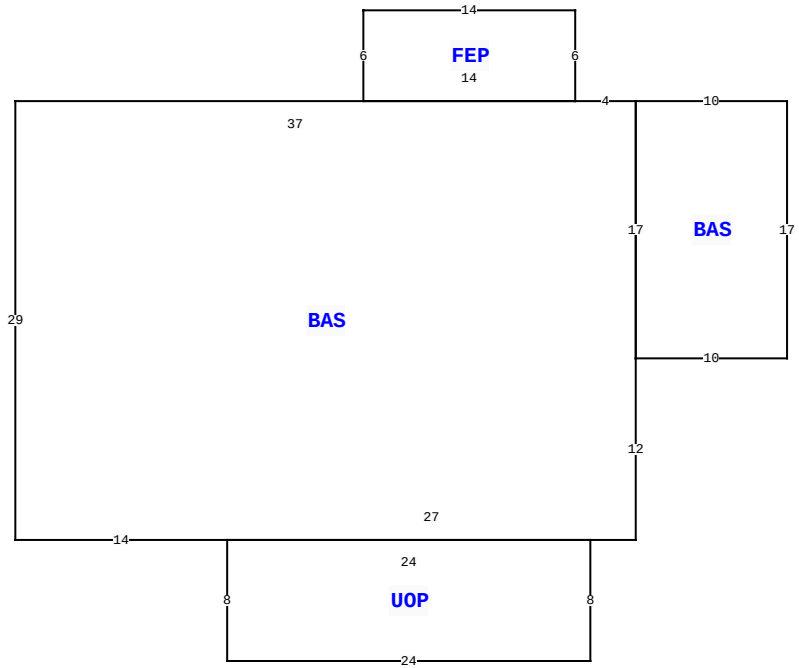
ELEMENT	CD	CONSTRUCTION
Exterior Wall	07	ASB SHNGLE 60
Exterior Wall	05	AVERAGE 40
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	22517.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	170	100		170	13,911
BAS	1,189	100		1,189	97,294
FEP	84	80		67	5,483
UOP	192	20		38	3,110
TOTALS	1,635			1,464	119,797

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,464	112.4040	125.89	184,303	1964	1964	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1359 HX Base Yr



11157 S US HIGHWAY 441 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/22/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	144,565
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	120,750
TOTAL MARKET VALUE	159,915
SOH/AGL Deduction	5,954
ASSESSED VALUE	153,961
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	153,961
TOTAL JUST VALUE	265,315
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	265,315

SALE:5:1: BLOCK 13 MASON CITY, SALE INCLUDES 8 MH'

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049876	Remodel	10,000	05/20/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1146/1084	3/17/2008	WD	Q	I	03	55,000
GRANTOR: OLIVE V THORNTON						
GRANTEE: RONALD ALDINE & DOR						
1033/1848	12/17/2004	WD	Q	I		284,200
GRANTOR: STARLING & ETAL						
GRANTEE: FEAGLE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W4 FEP= N6 W14 S6 E14$ W37 S29 E14 UOP= S8 E24 N8 W24$
E27 N12 BAS= E10 N17 W10S17$ N17$.

EXTRA FEATURES

L N	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

LAND DESCRIPTION

TOTAL OB/XF 0

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	6200	A	PASTURE 3	0		A-1	0.00	0.00	38.75	AC		1.00	1.00	1.00	280.00	280.00	10,850							
2	0100	C	SFR	0		A-1	0.00	0.00	0.50	AC		1.00	1.00	1.50	3,000.00	4,500.00	2,250							
3	0100	C	SFR	0		A-1	0.00	0.00	0.50	AC		1.00	1.00	1.50	3,000.00	4,500.00	2,250							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	38.75	AC		1.00	1.00	1.00	3,000.00	3,000.00	116,250							

REVIEW DATE 08/24/2017 BY BC Total Acres: 39.75 Total Land Value: 15,350 Market: 116,250 Agricultural: 10,850 Common: 4,500 PRINTED 11/18/2025 BY SYS

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2026

22-5S-17-09337-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

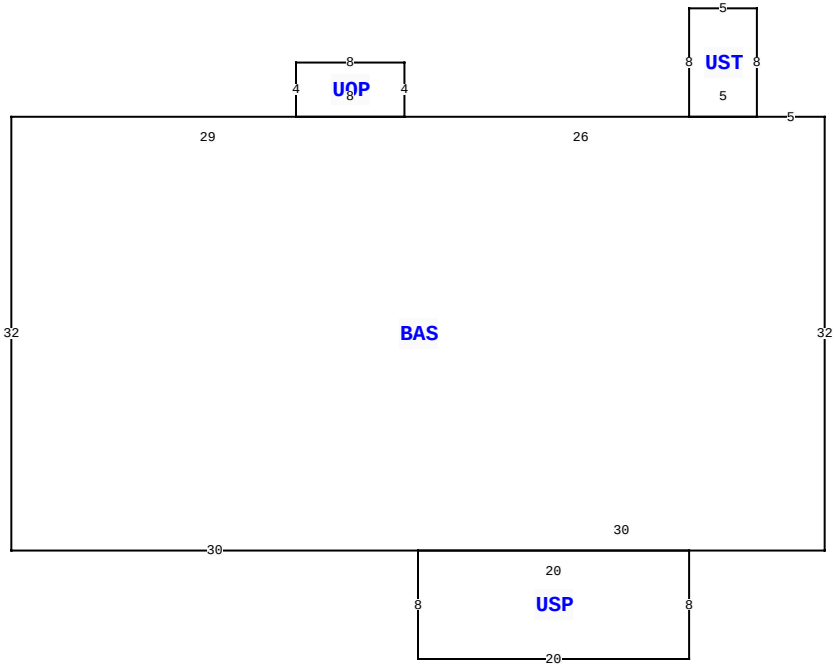
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	22517.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,920	100		1,920	23,777
UOP	32	20		6	74
USP	160	35		56	694
UST	40	45		18	223
TOTALS	2,152			2,000	24,768

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	2,000	55.2900	61.92	123,840	1940	1940	0	0	50	35.00	20.00

2 SINGLE FAM 0% - 0 Heated Area: 1920 HX Base Yr



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GRANTEE: RONALD ALDINE & DOR						
1033/1848	12/17/2004	WD	Q	I		284,200
GRANTOR: STARLING & ETAL						
GRANTEE: FEAGLE						

BUILDING NOTES

BUILDING DIMENSIONS

UST= N8 W5 S8 E5 $BAS= W26 UOP= N4W8 S4 E8 $ W29 S32 E30USP= S8 E20 N8 W20 $ E30 N32W5$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

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