

BEG SE COR OF SW1/4 OF NE1/4, W
N 471.08 FT, E 370.15 FT, S 471.
163.88 FT TO POB.

RAHBERG ROBERT J SR
268 SW SHEPPARD WAY
LAKE CITY, FL 32024

2026

24-5S-16-03705-002



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
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	03	03
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	24516.00 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,855	100
FOP	21	30
UOP	80	20
UOP	500	20
TOTALS	2,456	1,977 107,443

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,977	74.6525	83.61	165,297	1989	1989	0	0	0	35.00	65.00
1 SINGLE FAM			100% - 2014		Heated Area: 1855				HX Base Yr 2014			
The diagram shows a large rectangular area labeled 'BAS' (Barn) with a width of 50 and a height of 26. To the left of the BAS area is a smaller rectangular area labeled 'FOP3' (Feed Out Port) with a width of 7 and a height of 7. The FOP3 area is connected to the BAS area by a horizontal line with a length of 17. Above the BAS area is another rectangular area labeled 'UOP' (Unoccupied Outside Port) with a width of 50 and a height of 10. The UOP area is connected to the BAS area by a horizontal line with a length of 50. The UOP area is also connected to the FOP3 area by a horizontal line with a length of 7. The FOP3 area is also connected to the BAS area by a vertical line with a length of 24. The UOP area is also connected to the BAS area by a vertical line with a length of 10. The UOP area is also connected to the FOP3 area by a vertical line with a length of 10. The UOP area is also connected to the BAS area by a vertical line with a length of 10. 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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
1	0294	SHED WOOD/	0 100	20	24	480.00	UT	12.00	12.00	50	1989	1989
2	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2014	2014
3	0031	BARN,MT AE	0 100	24	48	1,152.00	UT	3.50	3.50	100	2014	2014

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0100	C	SFR	100		A-1	0.00	0.00	4.00	AC		1.00

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		107,443	
TOTAL MARKET OB/XF VALUE		9,112	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		156,555	
SOH/AGL Deduction		50,862	
ASSESSED VALUE		105,693	
TOTAL EXEMPTION VALUE		55,722	
BASE TAXABLE VALUE		49,971	
TOTAL JUST VALUE		156,555	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		156,555	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1216/0832	6/08/2011	WD	U	I	12	57,000	
GRANTOR: FEDERAL NATIONAL MORT							
GRANTEE: ROBERT J RAHBERG SR							
1193/2494	4/21/2010	CT	U	I	11	0	
GRANTOR: CLERK OF COURT (BRIAN							
GRANTEE: FEDERAL NATIONAL MO							

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W50 S24 E17 FOP= E7 N3 W7 S3\$ N3 E7 S29 E26 N50\$ UOP= E8 N10 W8 S10\$ UOP= N10W50 S10 E50\$.												