LOT 5 FAIRFIELD HILLS S/D.
494-444, LE 1362-422,

HUNT DARRELL W/HUNT KATHY
119 NW ETHAN PL
LAKE CITY, FL 32055

2026

28-3S-16-02374-005

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

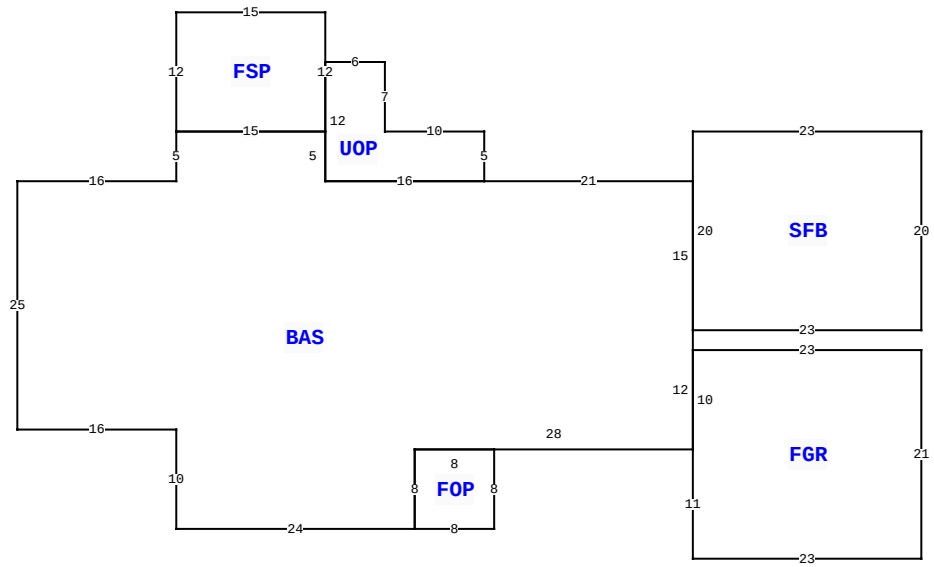
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	06	VINYL ASB 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	28316.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,071	100		2,071	159,936
FGR	483	55		266	20,542
FOP	64	30		19	1,467
FSP	180	40		72	5,560
SFB	460	80		368	28,419
UOP	122	20		24	1,853
TOTALS	3,380			2,820	217,779

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,820	106.0800	118.81	335,044	1983	1983	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2531 HX Base Yr



213 NW HORIZON ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		217,779
TOTAL MARKET OB/XF VALUE		18,790
TOTAL LAND VALUE - MARKET		35,750
TOTAL MARKET VALUE		272,319
SOH/AGL Deduction		97,198
ASSESSED VALUE		175,121
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		124,399
TOTAL JUST VALUE		272,319
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		272,319

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046585	Roof Replacement	22,000	02/24/2023
13800	POOL	215	03/24/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1362/0422	6/05/2018	LE	U	I	14	100

GRANTOR: DARRELL W & KATHY A H

GRANTEE: DYLAN WAYNE HUNT &

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 UOP= N5 W10 N7 W6 S12 E16$ W16 N5 FSP= N12 W15 S12 E15$ W15 S5 W16 S25 E16 S10 E24 FOP= E8 N8 W8 S8$ N8 E28 FGR= S11 E23 N21 W23 S10$ N12 SFB= E23 N20 W23 S20$ N15$.

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
1	0021	BARN,FR AE	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
2	0280	POOL R/CON	0	100	16	32	512.00	UT	70.00	70.00	100	1998	1998	3	40	14,336	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	100	
4	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,854	
5	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1993	1993	3	100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 18,790

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
1	0100	C	SFR	100		RSF-2	0.00	0.00	3.25	AC		1.00	1.00	1.00	11,000.00	11,000.00	35,750							

REVIEW DATE 09/06/2018 BY KR Total Acres: 3.25 Total Land Value: 35,750 Market: 0 Agricultural: 0 Common: 35,750 PRINTED 09/30/2025 BY SYS