LOT 3-A BLOCK 1 OAK RIDGE S/D UN
OF SW1/4 OF SW1/4, N 527.41 FT,
POB, CONT W 87.50 FT, N 131.55 F

TUNSIL ANNETTE
139 NW MERCURY CT
LAKE CITY, FL 32055

2026

30-3S-17-05867-006

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

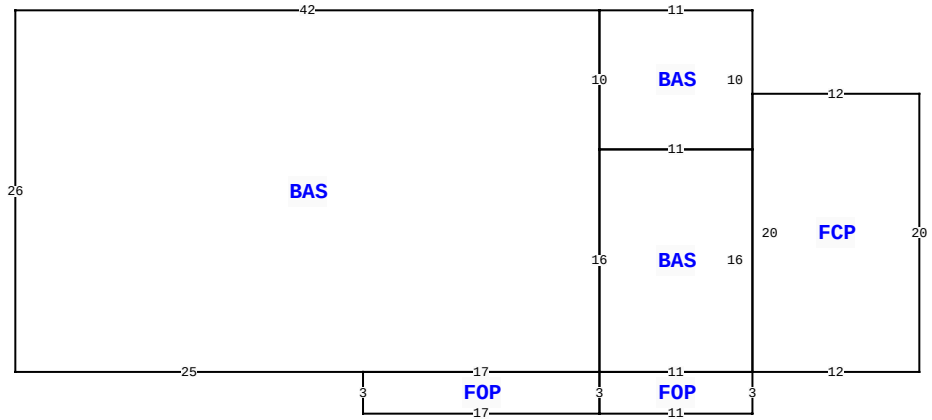
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 90
Exterior Wall	05	AVERAGE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	30317.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	110	100		110	9,514
BAS	176	100		176	15,222
BAS	1,092	100		1,092	94,446
FCP	240	25		60	5,190
FOP	33	30		10	865
FOP	51	30		15	1,297
TOTALS	1,702			1,463	126,534

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,463	118.8000	133.06	194,667	1978	1978	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2022 Heated Area: 1378 HX Base Yr



1234 NW LABONTE LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	126,534
TOTAL MARKET OB/XF VALUE	3,050
TOTAL LAND VALUE - MARKET	10,953
TOTAL MARKET VALUE	140,537
SOH/AGL Deduction	0
ASSESSED VALUE	140,537
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	140,537
TOTAL JUST VALUE	140,537
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	140,537

SALE:1:1: ADDING NEW HUSBAND TO DEED

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1439/1994	6/09/2021	WD	Q	I	01	164,900
GRANTOR: MLMWEST, LLC						
GRANTEE: TUNSIL ANNETTE						
1431/1663	2/26/2021	WD	U	I	37	93,500
GRANTOR: JACKSON DONNA A						
GRANTEE: MLMWEST, LLC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W42 S26 E25 FOP= S3 E17N3 W17$ E17 FOP= S3 E11 N3 W11$
BAS= E11 FCP= E12 N20 W12 S20$ N16 W11 S16$ N16 BAS= E11 N10
W11 S10$ N10$.

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	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000	
3	0120	CLFENCE 4	0	0	0	0	1.00	UT	1,000.00	1,000.00	50	1993	1993	3	50	500	
4	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 3,050

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	0		00	0.00	0.00	11,529.16	SF		1.00	1.00	1.00	0.95	0.95	10,953							

REVIEW DATE 11/03/2015 BY DF Total Acres: 0.26 Total Land Value: 10,953 Market: 0 Agricultural: 0 Common: 10,953 PRINTED 11/19/2025 BY SYS