

COMM SW COR OF NW1/4, RUN E 30.2
 MAULDIN RD, N ALONG R/W 1488.45
 N 100.92 FT, E 435.66 FT, S 100.

ARNETTE JOANN E
 295 SW MAULDIN AVE
 LAKE CITY, FL 32024-8938

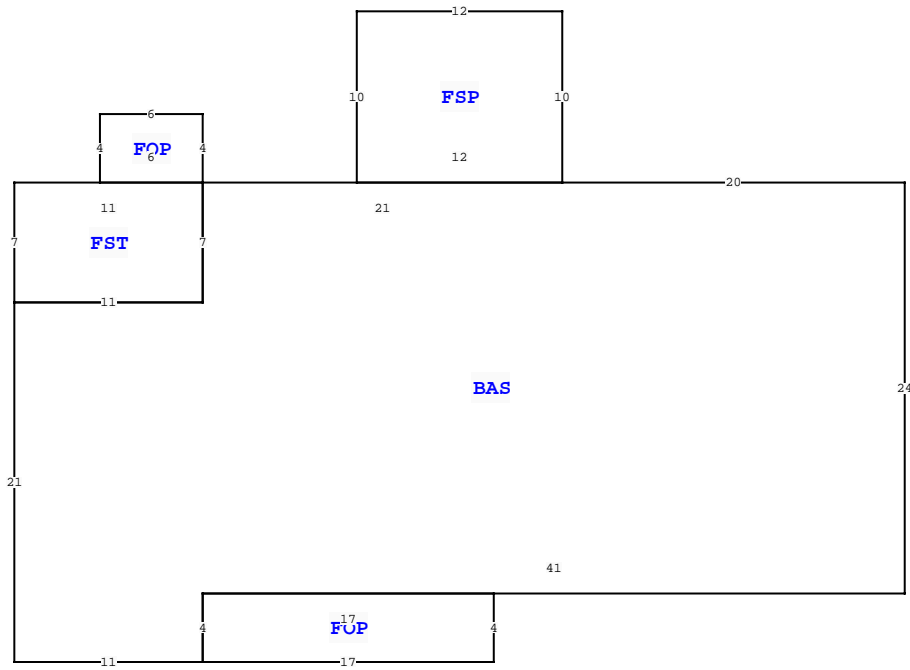
2025

34-4S-16-03272-010


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 Floor	14 CARPET 90				
Interior Floor	08 SHT VINYL 10				
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 Units	05 CONV 100 0 100				
Condition Adj	03 03 100				
Kitchen Adjus	01 01 100				
Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 01				
NEIGHBORHOOD/LOC	34416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,215	100		1,215	107,406
FOP	24	30		7	619
FOP	68	30		20	1,768
FSP	120	40		48	4,243
FST	77	55		42	3,712
TOTALS	1,504			1,332	117,748

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,332	117.8000	131.94	175,744	1991	1991	0	0	33.00	67.00

1 SINGLE FAM - 100% - 0
 Heated Area: 1215
 HX Base Yr



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE	117,748			
TOTAL MARKET OB/XF VALUE	2,201			
TOTAL LAND VALUE - MARKET	18,000			
TOTAL MARKET VALUE	137,949			
SOH/AGL Deduction	52,203			
ASSESSED VALUE	85,746			
TOTAL EXEMPTION VALUE	HX HB SX 85,746			
BASE TAXABLE VALUE	0			
TOTAL JUST VALUE	137,949			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	130,234			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042920	Roof Replacement	9,665	10/07/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1525/1411	10/03/2024	LE	U	I	14	100

GRANTOR: ARNETT JOANN E (ENH L)
 GRANTEE: ARNETTE CHRISTOPHER
 0747/1459 6/27/1991 WD Q V 5,300
 GRANTOR: BILL CAMPBELL
 GRANTEE: JOANN ARNETTE

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
1	0166	CONC, PAVMT	0	100	9	62	UT	1.40	1.40	100	0	0	3	100	781	
2	0169	FENCE/WOOD	0	100	0	0	UT	600.00	600.00	50	2007	2007	3	50	300	
3	0294	SHED WOOD/	0	100	8	10	UT	14.00	14.00	100	2007	2007	3	100	1,120	

TOTAL OB/XF												2,201												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

LAND DESCRIPTION	
1	0100 C SFR 100 00 0.00 0.00 1.00 AC 1.00 1.00 1.00 18,000.00 18,000.00 18,000