

LOT 17 BLOCK B SPRING HILLS S/D.
659-422, 789-535, 797-1672, DC 1

BRAINARD EDNA M
486 SE 34TH AVE
OKEECHOBEE, FL 34974

2026

36-5S-15-00488-042

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 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		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality	05	05
DOR CODE	0200MOBILE HOME	
MAP NUM		02
NEIGHBORHOOD/LOC	36515.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100		1,248	33,816
FCP	144	25		36	976
FOP	140	35		49	1,328
UOP	80	25		20	542
TOTALS	1,612			1,353	36,661

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0294	SHED WOOD/	0	0	0	1.00	UT	0.00	
2	0252	LEAN-TO W/	0	0	0	1.00	UT	0.00	
3	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	
4	0296	SHED METAL	0	0	0	1.00	UT	0.00	
5	0252	LEAN-TO W/	0	0	0	1.00	UT	0.00	
6	0296	SHED METAL	0	0	0	1.00	UT	0.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	NOTES
1	0102	C	SFR/MH	0		A-1	154.00	287.00	

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,353	112.9000	67.74	91,652	1994	1994	0	0	60.00	40.00
1 MOBILE HME 0% - 2022 Heated Area: 1248 HX Base Yr											
FOP BAS UOP FCP											
169 SW WALNUT PL, FORT WHITE											

TOTAL OB/XF									
8,050									

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		36,661	
TOTAL MARKET OB/XF VALUE		8,050	
TOTAL LAND VALUE - MARKET		13,000	
TOTAL MARKET VALUE		57,711	
SOH/AGL Deduction		2,586	
ASSESSED VALUE		55,125	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		55,125	
TOTAL JUST VALUE		57,711	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		57,711	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34095	MAINT/ALTR	25	05/27/2016

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD
0797/1672	11/02/1994	WD Q	Q	V	
GRANTOR: JOHN WILLIE & LENA MA					
GRANTEE: JOHN F SR & EDNA M					
0789/0535	4/13/1994	WD U	V	31	
GRANTOR: DEAN & JUDY JOHNSON					
GRANTEE: JOHN WILLIE & LENA					

BUILDING NOTES									
----------------	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS									
BAS= W38 FOP= N10 W14 S10 E14\$ W14 S24 E24 UOP= S8 E10 N8 W10\$ E10 FCP= S8 E18 N8 W18\$ E18 N24\$.									