N DIV: E 141 FT OF N1/2.
(BLOCK 69) DUVAL CO PROB #
01-00167-CP LETTERS OF ADMIN

HANCOCK JIMMY RAY JR/DEMOTT ALLISON D
456 NW COLUMBIA AVE
LAKE CITY, FL 32055

**2027**

**00-00-00-11980-000**

## BUILDING CHARACTERISTICS

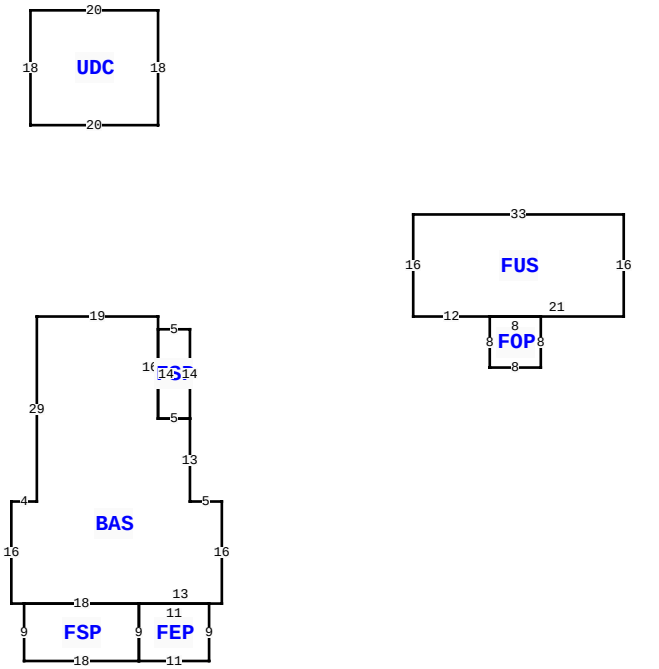
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 05 | AVERAGE 100 |
| Roof Structur | 08 | IRREGULAR 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 100 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 03 | FORCED AIR 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 1 100 |
| 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 07 |
| NEIGHBORHOOD/LOC | 830317.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,144 | 100 | | 1,144 | 58,862 |
| FEP | 99 | 80 | | 79 | 4,065 |
| FOP | 64 | 30 | | 19 | 977 |
| FSP | 70 | 40 | | 28 | 1,441 |
| FSP | 162 | 40 | | 65 | 3,344 |
| FUS | 528 | 100 | | 528 | 27,167 |
| UDC | 360 | 25 | | 90 | 4,631 |
| TOTALS | 2,427 | | | 1,953 | 100,488 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,953 | 103.9500 | 114.34 | 223,306 | 1930 | 1975 | 20 | 0 | 0 | 35.00 | 45.00 |

1 SINGLE FAM 100% - 2012 Heated Area: 1672 HX Base Yr 2012




456 NW COLUMBIA AVE, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

### VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 1 | Tax Dist: | |
| BUILDING MARKET VALUE | | 100,488 |
| TOTAL MARKET OB/XF VALUE | | 0 |
| TOTAL LAND VALUE - MARKET | | 11,104 |
| TOTAL MARKET VALUE | | 111,592 |
| SOH/AGL Deduction | | 30,873 |
| ASSESSED VALUE | | 80,719 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 29,308 |
| TOTAL JUST VALUE | | 111,592 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 113,420 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1208/1430 | 1/20/2011 | WD | Q | I | 01 | 69,900 |
| GRANTOR: RON ROBBINS | | | | | | |
| GRANTEE: JIMMY RAY HANCOCK J | | | | | | |
| 1208/1428 | 11/29/2010 | WD | U | I | 11 | 100 |
| GRANTOR: CHARLES E MEYER & ROB | | | | | | |
| GRANTEE: RON ROBBINS | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W19 S29 W4 S16 E2 FSP= S9 E18 N9 W18$ E18 FEP= S9 E11 N9 W11$ E13 N16 W5 N13 FSP= N14 W5 S14 E5$ W5 N16$ PTR= N30 UDC= N18 W20 S18 E20$ S30$ PTR= E40 FUS= E12 FOP= S8 E8 N8 W8$ E21 N16 W33 S16$ W40$.

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | | | | | | |

## LAND DESCRIPTION

TOTAL OB/XF 0

| 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 | | *C-CBD | 105.00 | 141.00 | 14,805.00 | SF | | 1.00 | 1.00 | 1.00 | 0.75 | 0.75 | 11,104 | | | | | | | |

REVIEW DATE 10/29/2015 BY DF Total Acres: 0.34 Total Land Value: 11,104 Market: 0 Agricultural: 0 Common: 11,104 PRINTED 11/17/2026 BY SYS