COMM NE COR OF NW1/4, RUN W
262.33 FT FOR POB, CONT W
165.30 FT, S 420 FT, E 165 FT,

HARRISON BOBBIE EVANS
1942 SW LITTLE RD
LAKE CITY, FL 32024-1756

2027

01-5S-16-03390-014

BUILDING CHARACTERISTICS

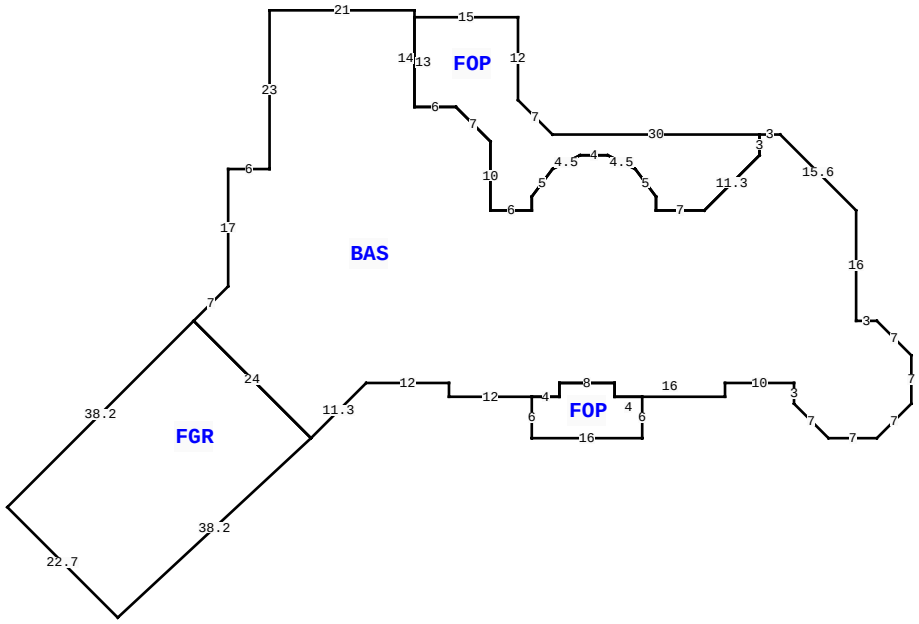
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	08	CLAY TILE 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,626	100		3,626	409,191
FGR	891	55		490	55,296
FOP	112	30		34	3,837
FOP	521	30		156	17,605
TOTALS	5,150			4,306	485,929

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,306	126.6529	139.32	599,912	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2018 Heated Area: 3626 HX Base Yr 2018



1942 SW LITTLE RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	485,929
TOTAL MARKET OB/XF VALUE	23,210
TOTAL LAND VALUE - MARKET	50,640
TOTAL MARKET VALUE	559,779
SOH/AGL Deduction	133,486
ASSESSED VALUE	426,293
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	374,882
TOTAL JUST VALUE	559,779
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	568,603

SALE:5:1: 2.75 AC, SALE NOT IN LINE

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1247/2022	12/31/2012	WD	U	I	38	270,000
GRANTOR: BENJAMIN & ANNE ZUBER						
GRANTEE: BOBBIE EVANS HARRIS						
1186/2158	12/31/2009	WD	U	I	11	100
GRANTOR: BENJAMIN & ANNE ZUBER						
GRANTEE: BENJAMIN & ANNE ZUB						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 S23 W6 S17 L5 D5 FGR= L27 D27 D16 R16 R28 U26 U17 L17 $ R17 D17 R8 U8 E12 S2 E12 FOP= S6 E16 N6 W4 N2 W8 S2 W4$ E4 N2 E8 S2 E16 N2 E10 S3 R5 D5 E7 U5 R5 N7 L5 U5 W3 N16 U11 L11 W3 FOP= W30 L5 U5 N12 W15 S13 E6 D5 R5 S10 E6 N2 R3 U4 R4 U2 E4 D2 R4 D4 R3 S2E7 R8 U8 N3$ S3 D8 L8 W7 N2 L3 U4 L4 U2 W4 D2 L4 D4 L3 S2 W6 N10 L5 U5 W6 N14$.

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2006	2006	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	6,070.00	UT	3.00	3.00	100	2006	2006	3	100	18,210	
3	0294	SHED WOOD/	0	100	12	24	1.00	UT	0.00	0.00	100	2019	2019	3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 23,210

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		A-1	0.00	0.00	4.22	AC		1.00	1.00	1.00	12,000.00	12,000.00	50,640							

REVIEW DATE 01/12/2026 BY KS Total Acres: 4.22 Total Land Value: 50,640 Market: 0 Agricultural: 0 Common: 50,640 PRINTED 11/17/2026 BY SYS