

COMM NE COR OF SE1/4 OF NW1/4, W  
 POB, S 404.76 FT, W 482.98 FT, N  
 FT, N 37 DEG E 107.51 FT, N 75.8

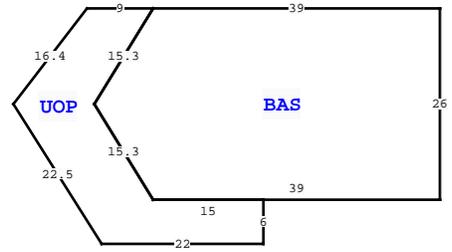
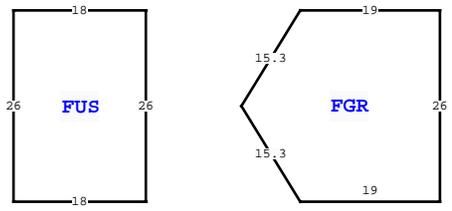
HILL FREDERICK J  
 P O BOX 73  
 SUWANNEE, FL 32692

**2026**

03-4S-17-07490-001

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories		2.	2.100
Architectual	05	CONV	100
Units		0	100
Quality	07	07	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,118	100	
FGR	598	55	
FUS	468	100	
UOP	415	20	
TOTALS	2,599		1,998

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,998	132.4115	148.30	296,303	2007	2007	0	0	18.00	82.00		
1 SINGLE FAM 0% - 0 Heated Area: 1586 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			242,968
TOTAL MARKET OB/XF VALUE			7,174
TOTAL LAND VALUE - MARKET			16,346
TOTAL MARKET VALUE			255,510
SOH/AGL Deduction			0
ASSESSED VALUE			255,510
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			255,510
TOTAL JUST VALUE			266,488
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			269,451

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24251	SFR	532	03/16/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1473/672	8/12/2022	LE U		I	14	100
GRANTOR: HILL FREDERICK J SR (						
GRANTEE: WALTRIP LISA HILL (						
1472/2263	6/28/2022	LE U		I	14	100
GRANTOR: HILL FREDERICK J SR (						
GRANTEE: WALTRIP LISA HILL (						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W39 UOP= W9 L10 D13 D19 R12 E22 N6 W15 U13 L8 R8 U13 \$ D13 L8 R8 D13 E39 N26\$ PTR= N30 FUS= N26 W18 S26 E18\$ S30\$ PTR= N30 E40 FGR= N26 W19 L8 D13 D13 R8 E19\$ S30 W40\$.	

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	0030	BARN,MT	0	0	48	80	1.00	UT	0.00	100	0	0	3	100	800	
2	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	100	2007	2007	3	100	2,000	
3	0166	CONC,PAVMT	0	0	0	0	1,458.00	UT	3.00	100	2007	2007	3	100	4,374	
TOTALS														7,174		

LAND DESCRIPTION														TOTAL OB/XF										
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	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	4,500							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	1.95	AC		1.00	1.00	1.00	445.00	445.00	868							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	1.95	AC		1.00	1.00	1.35	4,500.00	6,075.00	11,846							