SW1/4 & W1/2 OF SE1/4 EX COMM NW
RUN E 1177.29 FT TO US-41, S 14
CONT S ALONG R/W 887 FT, W 250 F

CROCKETT FARNELL REV LIV TRUST
1708 EAGLES NEST DRIVE
BELLEAIR, FL 33756-1623

2027

03-6S-17-09592-000

BUILDING CHARACTERISTICS

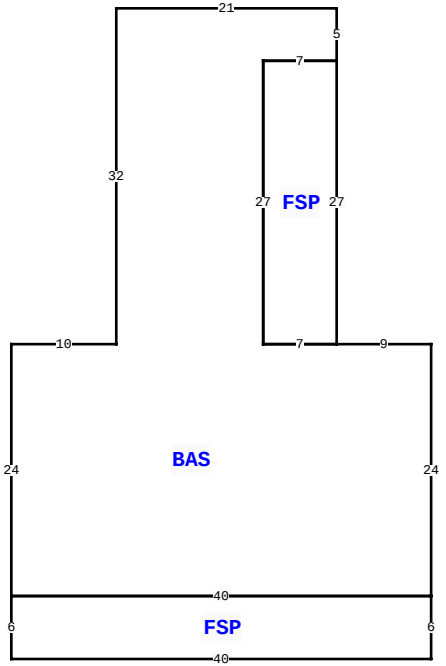
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	3617.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,443	100		1,443	40,257
FSP	189	40		76	2,120
FSP	240	40		96	2,678
TOTALS	1,872			1,615	45,055

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,615	39.0150	42.92	69,316	1920	1920	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1443 HX Base Yr



259 SW FARNELL RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

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	0020	BARN,FR	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	110	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	40	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	45,055
TOTAL MARKET OB/XF VALUE	150
TOTAL LAND VALUE - MARKET	931,815
TOTAL MARKET VALUE	107,405
SOH/AGL Deduction	0
ASSESSED VALUE	107,405
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	107,405
TOTAL JUST VALUE	977,020
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	977,839

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1177/2116	7/22/2009	QC	U	V	16	100

GRANTOR: CROCKETT FARNELL

GRANTEE: CROCKETT FARNELL AS

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 S32 W10 S24 FSP= S6E40N6 W40$ E40 N24 W9 FSP= N27 W7 S27 E7$ W7 N27 E7 N5$.

LAND DESCRIPTION

TOTAL OB/XF 150

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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	4,500							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	206.07	AC		1.00	1.00	1.00	280.00	280.00	57,700							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	206.07	AC		1.00	1.00	1.00	4,500.00	4,500.00	927,315							

REVIEW DATE 09/27/2017 BY BC Total Acres: 207.07 Total Land Value: 62,200 Market: 927,315 Agricultural: 57,700 Common: 4,500 PRINTED 11/16/2026 BY SYS