BEG SE COR OF SW1/4 OF NE1/4, RU
210 FT, E 210 FT, S 210 FT, W 16

HARDWILL CONSULTING LLC
717 SW HOWELL ST
LAKE CITY, FL 32024

2027

04-6S-17-09598-004

BUILDING CHARACTERISTICS

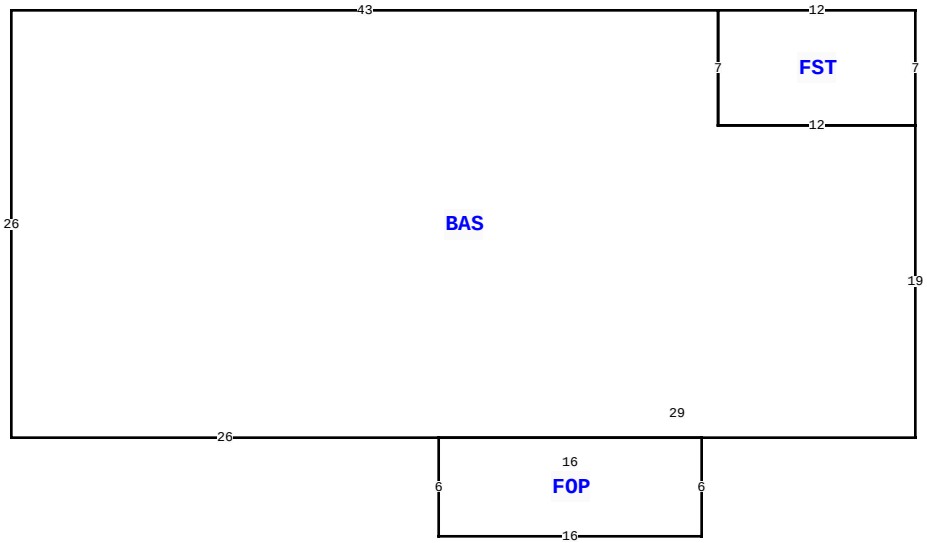
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	06	VINYL ASB 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	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	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	4617.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,346	100		1,346	84,283
FOP	96	30		29	1,816
FST	84	55		46	2,880
TOTALS	1,526			1,421	88,980

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,421	103.5000	113.85	161,781	1980	1980	0	0	10	35.00	55.00

1 SINGLE FAM 0% - 2026 Heated Area: 1346 HX Base Yr



1091 SW HOWELL ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	0294	SHED WOOD/	0	0	0	0	1.00	UT	400.00	400.00	50	0	0	3	50	200	
2	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	180	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
5	0296	SHED METAL	0	0	0	0	1.00	UT	500.00	500.00	50	2004	2004	3	50	250	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	88,980
TOTAL MARKET OB/XF VALUE	4,030
TOTAL LAND VALUE - MARKET	18,000
TOTAL MARKET VALUE	111,010
SOH/AGL Deduction	0
ASSESSED VALUE	111,010
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	111,010
TOTAL JUST VALUE	111,010
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	112,627

SALE:1:1: 1.00 AC W/ HOUSE & STORAGE SHED

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1538/482	4/16/2025	QC	U	I	11	0
GRANTOR: HARDIN PAUL E						
GRANTEE: HARDWILL CONSULTING						
1115/0018	2/21/2007	WD	Q	I		77,000
GRANTOR: LETHA HIBBARD						
GRANTEE: PAUL & STEPHANIE HA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W43 S26 E26 FOP= S6 E16N6 W16$ E29 N19 FST= N7 W12 S7 E12$ W12 N7$.

LAND DESCRIPTION

TOTAL OB/XF 4,030

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	18,000.00	18,000.00	18,000							

REVIEW DATE 10/04/2017 BY BC Total Acres: 1.00 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/17/2026 BY SYS