SW1/4, EX 18.11 AC DESC ORB 954-
FOR ADD'L RD R/W FOR HERLONG & H
AC FOR RETENTION AREA IN ORB 134

MANN DAVID M/MANN JOYCE A
3748 PLANTERS CREEK CIR EAST
JACKSONVILLE, FL 32224

2027

04-6S-17-09601-000

BUILDING CHARACTERISTICS

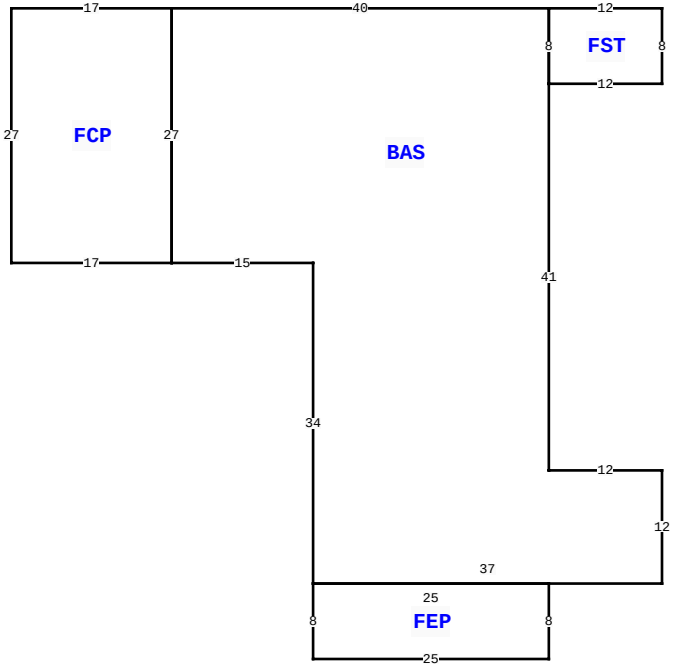
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	08	WD OR PLY 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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	5000	IMPROVED AG
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	2,074	100		2,074	147,253
FCP	459	25		115	8,165
FEP	200	80		160	11,360
FST	96	55		53	3,763
TOTALS	2,829			2,402	170,540

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,402	99.2970	109.23	262,370	1940	1960	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 2074 HX Base Yr



389 SW MARION MANN TER, 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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0020	BARN,FR	0	0	16	61	1.00	UT	0.00	0.00	100	0	0	3	100	150	
3	0040	BARN,POLE	0	0	30	135	1.00	UT	0.00	0.00	100	0	0	3	100	800	
4	0020	BARN,FR	0	0	30	135	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
5	0020	BARN,FR	0	0	20	31	1.00	UT	0.00	0.00	100	0	0	3	100	500	
6	0020	BARN,FR	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
7	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
8	0210	GARAGE U	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	10,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	170,540
TOTAL MARKET OB/XF VALUE	14,350
TOTAL LAND VALUE - MARKET	654,500
TOTAL MARKET VALUE	236,972
SOH/AGL Deduction	0
ASSESSED VALUE	236,972
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	236,972
TOTAL JUST VALUE	839,390
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	842,482

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1421/0142	9/30/2020	LE	U	I	14	100
GRANTOR: DAVID M & JOYNCE A MA						
GRANTEE: DAVID MANN & JOYCE						
1227/0349	12/20/2011	WD	U	I	11	100
GRANTOR: DAVID M MANN						
GRANTEE: DAVID M MANN & JOYC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 FCP= W17 S27 E17 N27$ S27 E15 S34 FEP= S8 E25N8
W25$ E37 N12 W12 N41 FST= E12 N8 W12 S8$ N8$.

LAND DESCRIPTION

TOTAL OB/XF 14,350

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	5,000.00	5,000.00	5,000							
2	5200	A	CROPLAND 2	0		A-1	0.00	0.00	119.00	AC		1.00	1.00	1.00	370.00	370.00	44,030							
3	6200	A	PASTURE 3	0		A-1	0.00	0.00	10.90	AC		1.00	1.00	1.00	280.00	280.00	3,052							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	129.90	AC		1.00	1.00	1.00	5,000.00	5,000.00	649,500							

REVIEW DATE 10/04/2017 BY BC Total Acres: 130.90 Total Land Value: 52,082 Market: 649,500 Agricultural: 47,082 Common: 5,000 PRINTED 11/17/2026 BY SYS