

(AKA LOT 6 DEER RUN PRESERVES
UNR): COMM NE COR OF SE1/4,
W 655 FT FOR POB,CONT W 655 FT

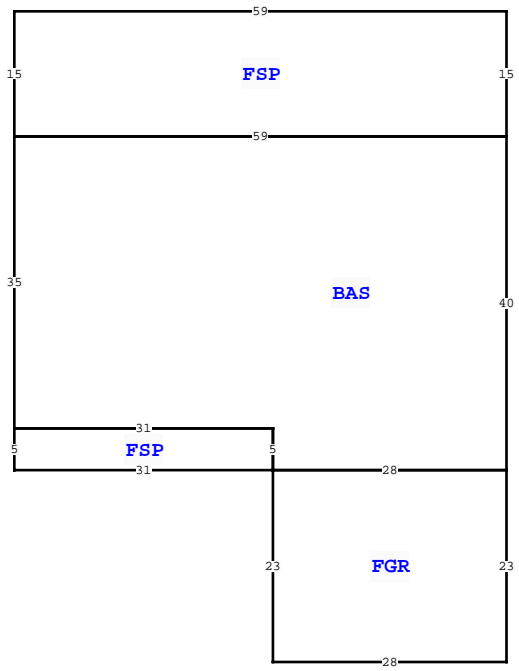
KENNEDY OTTIS L/KENNEDY BRENDA T
295 NW COMMONS LP, STE 115-104
LAKE CITY, FL 32055

2026

05-1S-17-04492-014

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	14	PREFIN MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	08	SHT VINYL 100	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Architectual Units	05	CONV 100	0 100
Quality	07	07	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	1117.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,205	100	
FGR	644	55	
FSP	155	40	
FSP	885	40	
TOTALS	3,889		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2015								
					Heated Area: 2205						
						HX Base Yr 2015					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			335,843
TOTAL MARKET OB/XF VALUE			21,146
TOTAL LAND VALUE - MARKET			110,275
TOTAL MARKET VALUE			378,263
SOH/AGL Deduction			140,943
ASSESSED VALUE			237,320
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			185,909
TOTAL JUST VALUE			467,264
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			451,260

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26560	SFR	649	12/28/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1134/1882	10/29/2007	WD	Q	V		128,000
GRANTOR: ZAC COOK & KIM HEITZM						
GRANTEE: OTTIS L & BRENDA T						
1134/1878	10/23/2007	QC	Q	V	04	100
GRANTOR: ROCA DE REFUGIO INC						
GRANTEE: ZAC COOK & KIM HEIT						

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2008	2008	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	684.00	UT	3.00	3.00	100	2008	2008	3	100	2,052	
3	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,400	
4	0210	GARAGE U	0	100	24	26	1.00	UT	0.00	0.00	100	2015	2015	3	100	9,984	
5	0251	LEAN TO W/	0	100	10	26	260.00	UT	3.50	3.50	100	2015	2015	3	100	910	
6	0265	PRCH,UEP	0	100	12	16	192.00	UT	25.00	25.00	100	2015	2015	3	100	4,800	

TOTAL OB/XF										21,146							
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE												
						05/18/2026	MLU										

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= N40 FSP= N15 W59 S15 E59\$ W59 S35 FSP= S5 E31 N5 W31\$ E31 S5 FGR= S23 E28 N23 W28\$ E28 \$.									

LAND DESCRIPTION										TOTAL OB/XF										21,146									
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	3.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	16,500												
2	6200	A	PASTURE 3	0			0.00	0.00	17.05	AC		1.00	1.00	1.00	280.00	280.00	4,774												
3	9910	M	MKT.VAL.AG	0			0.00	0.00	17.05	AC		1.00	1.00	1.00	5,500.00	5,500.00	93,775												