

LOT 3 HICKORY HILLS ESTATES.
747-1828, 750-459, FJ 1035-1537,

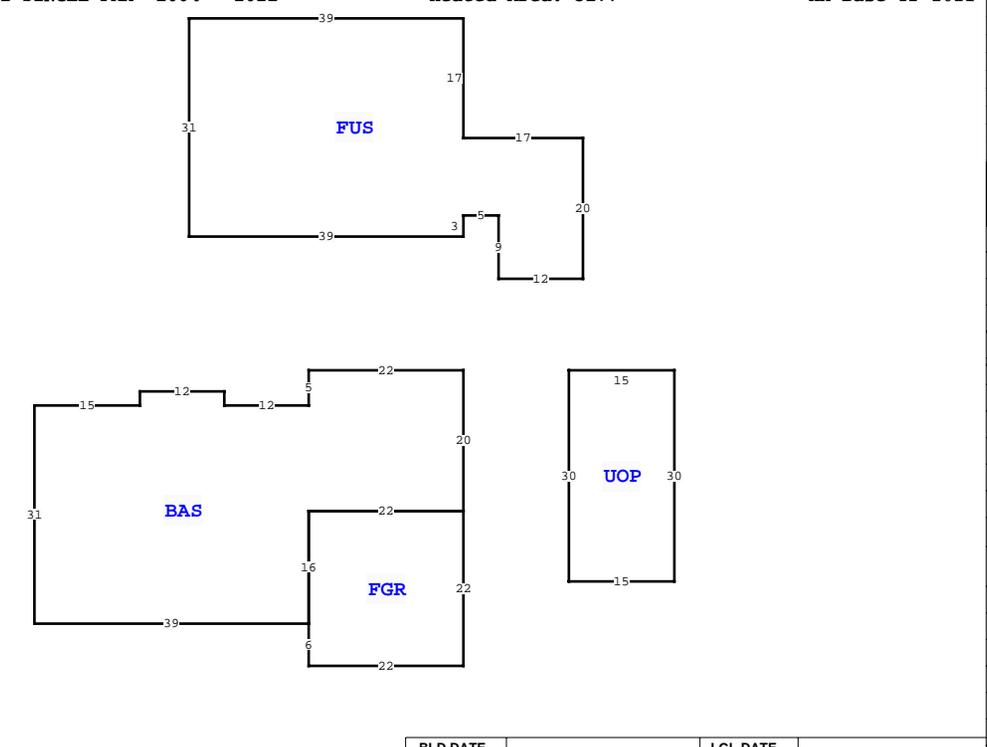
DOUGLAS STEPHEN A LIVING TRUST DATED FEBRUARY 21,
442 SW SAINT MARGARET ST
LAKE CITY, FL 32025

2026

05-4S-17-07683-003
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 80
Interior Floor	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.5	1.5 100
Architectual Units	05	CONV 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,533	145.6679	166.06	586,690	1987	1987	0	0	35.00	65.00



Quality		DOR CODE		MAP NUM		NEIGHBORHOOD/LOC	
07	07	0100	SINGLE FAMILY		06	5417.0300	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE		
BAS	1,673	100		1,673	180,582		
FGR	484	55		266	28,712		
FUS	1,504	100		1,504	162,340		
UOP	450	20		90	9,714		
TOTALS	4,111			3,533	381,348		

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		381,348
TOTAL MARKET OB/XF VALUE		8,150
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		424,498
SOH/AGL Deduction		140,475
ASSESSED VALUE		284,023
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		232,612
TOTAL JUST VALUE		424,498
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		417,816

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1509/2240	2/21/2024	WD	U	I	11	100
GRANTOR: DOUGLAS STEPHEN ALAN						
GRANTEE: DOUGLAS STEPHEN A L						
1403/1216	1/15/2020	WD	Q	I	01	325,000
GRANTOR: MARK H JR & EUGENIA A						
GRANTEE: STEPHEN ALAN DOUGLA						

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	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	100	0	0	3	100	4,150	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	100	0	0	3	100	2,000	
3	0119	MASONRY WA	0	100	0	0	1.00	UT	0.00	100	2012	2012	3	100	400	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	100	2016	2016	3	100	1,600	

TOTAL OB/XF												8,150												
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	100		*RSF	146.00	297.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W22 S5 W12 N2 W12 S2 W15S31 E39 FGR= S6 E22 N22 W22 S16SN16 E22 N20\$ PTR=N50 FUS= W39 S31 E39 N3 E5 S9 E12N20 W17 N17\$ S50\$ PTR=E30 UOP= W15 S30 E15 N30\$ W30\$.											

LAND DESCRIPTION												TOTAL OB/XF												8,150				
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	100		*RSF	146.00	297.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000											