

LOT 15 BLOCK 5 WILSON SPRINGS CO
1-A. ORB 962-1828, COMM NE COR O
1218.72 FT, SW 142.34 FT, TO POB

BAUGHN WILLARD
1679 SW PALOMA CT
LAKE CITY, FL 32025

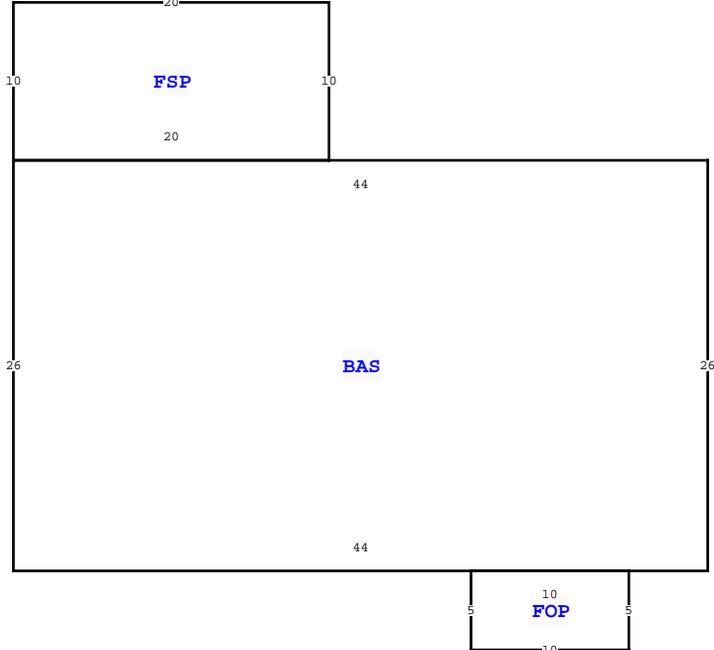
2026

06-7S-16-04149-515



| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 32 | HARDIE BRD | 100 |
| Exterior Wall | 00 | N/A | 0 |
| Roof Structure | 03 | GABLE/HIP | 100 |
| Roof Cover | 12 | MODULAR MT | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floor | 13 | LAM/VNLPLK | 100 |
| Interior Floor | 00 | N/A | 0 |
| Air Condition | 03 | CENTRAL | 100 |
| Heating Type | 04 | AIR DUCTED | 100 |
| Bedrooms | | 2 | 100 |
| Bathrooms | | 2 | 100 |
| Frame | 02 | WOOD FRAME | 100 |
| Stories | 1. | 1. | 100 |
| Units | | 0 | 100 |
| Condition Adj | 03 | 03 | 100 |
| Kitchen Adjus | 01 | 01 | 100 |
| Quality | 06 | 06 | |
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 6716.0400 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,144 | 100 | |
| FOP | 50 | 30 | |
| FSP | 200 | 40 | |
| TOTALS | 1,394 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|---|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|--|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 0100 | 01 | 1,239 | 127.4490 | 142.74 | 176,855 | 2021 | 2021 | 0 | 0 | 4.00 | 96.00 | | |
| 1 SINGLE FAM 0% - 2024 Heated Area: 1144 HX Base Yr | | | | | | | | | | | | | |



| COLUMBIA COUNTY PROPERTY | | | |
|---------------------------|-------------|----------|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 1 |
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | 169,781 | | |
| TOTAL MARKET OB/XF VALUE | 4,000 | | |
| TOTAL LAND VALUE - MARKET | 14,000 | | |
| TOTAL MARKET VALUE | 187,781 | | |
| SOH/AGL Deduction | 0 | | |
| ASSESSED VALUE | 187,781 | | |
| TOTAL EXEMPTION VALUE | 0 | | |
| BASE TAXABLE VALUE | 187,781 | | |
| TOTAL JUST VALUE | 187,781 | | |
| NCON VALUE | 0 | | |
| INCOME VALUE | 0 | | |
| PREVIOUS YEAR MKT VALUE | 189,549 | | |
| LAND:1:1: ADJ 4 PAVED RD | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
| 39963 | SFR | 0 | 06/17/2020 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1289/0386 | 2/04/2015 | WD | Q | V | 01 | 12,000 |
| GRANTOR: NEAL C & JENNIFER HOR | | | | | | |
| GRANTEE: WILLARD BAUGHN | | | | | | |
| 0962/1828 | 9/16/2002 | WD | Q | V | | 12,000 |
| GRANTOR: WILSON SPRINGS INC | | | | | | |
| GRANTEE: NEAL C & JENNIFER H | | | | | | |

| 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 |
| 1 | 9946 | Well | 0 | 0 | 0 | 0 | 1.00 | 4,000.00 | 4,000.00 | 100 | | 3 | 100 |

| TOTAL OB/XF | | | | | | | | | | | | | |
|-------------|--|--|--|--|--|--|--|--|--|--|--|--|--|
| 4,000 | | | | | | | | | | | | | |

| BUILDING NOTES | | | | | | | | | | | | | |
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|--|
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|--|

| BUILDING DIMENSIONS | | | | | | | | | | | | | |
|-------------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[ORIG=16,8] E44 S26 W44 N26 \$ | | | | | | | | | | | | | |
| FSP=[ORIG=16,-2] E20 S10 W20 N10 \$ | | | | | | | | | | | | | |
| FOP=[ORIG=45,34] E10 S5 W10 N5 \$ | | | | | | | | | | | | | |

| LAND DESCRIPTION | | | | | | | | | | | | | | TOTAL OB/XF | | | | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|-------------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|--|--|--|
| 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 | | A-1 | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 14,000.00 | 14,000.00 | 14,000 | | | | | | | | | | |