

SE1/4 OF NW1/4, EX THE S
418.92 FT OF THE W 727.88 FT
OF SE1/4 OF NW1/4.

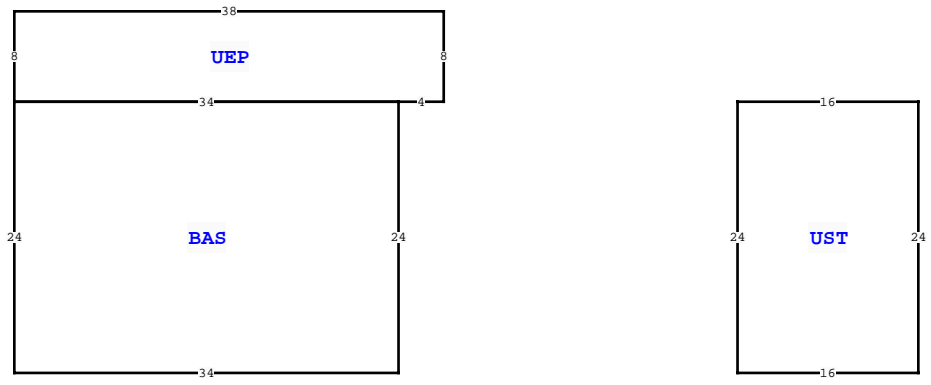
WILSON CLIFTON WILLIAM JR
1591 NW HAMP FARMER RD
LAKE CITY, FL 32055

2026

07-2S-17-04678-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	06	BD/BATTEN 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 90	
Interior Floor	08	SHT VINYL 10	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		1 100	
Bathrooms		1 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectual Units	05	CONV 100	
Kitchen Adjus	01	0 100	
Quality	04	04	
DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	7217.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	816	100	
UEP	304	60	
UST	384	45	
TOTALS	1,504		1,171 88,925

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
2	SINGLE FAM	100%	- 1999									
				Heated Area: 816				HX Base Yr 1999				



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			88,925
TOTAL MARKET OB/XF VALUE			16,078
TOTAL LAND VALUE - MARKET			99,000
TOTAL MARKET VALUE			116,031
SOH/AGL Deduction			30,808
ASSESSED VALUE			85,223
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			33,812
TOTAL JUST VALUE			204,003
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			222,213
LAND:5:1: JOINS RE #04677-002			
XFOB:1:1: NEW MOON MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19290	PUMP/UTPOL	30	03/01/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0855/0246	3/01/1998	WD Q	V		01	10,000
GRANTOR: CLIFTON WILSON SR						
GRANTEE: CLIFTON WILSON JR						
0528/0253	1/01/1984	WD Q	V			18,200
GRANTOR:						
GRANTEE:						

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	0040	BARN,POLE	0	100	24	36	1.00	UT	0.00	100	0	0	3	100	800	
2	0040	BARN,POLE	0	100	24	36	1.00	UT	0.00	100	0	0	3	100	800	
3	0294	SHED WOOD/	0	100	14	18	1.00	UT	0.00	100	0	0	3	100	300	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2010	2010	3	100	50	
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	2010	2010	3	100	300	
6	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
7	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	100	2010	2010	3	100	300	
8	9947	Septic	0	100	0	0	1.00	UT	3,000.00	100			3	100	3,000	
9	0060	CARPORT F	0	100	24	24	576.00	UT	3.50	50	2010	2010	3	50	1,008	
10	0261	PRCH, UOP	0	100	10	24	240.00	UT	7.00	50	2010	2010	3	50	840	
													TOTAL OB/XF	14,398		

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	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	3,000.00	3,000.00	3,000								
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	28.00	AC		1.00	1.00	1.00	281.00	281.00	7,868								
3	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	40.00	40.00	160								
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	32.00	AC		1.00	1.00	1.00	3,000.00	3,000.00	96,000								

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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																						
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EXTRA FEATURES																SALES DATA OFF RECORD Number DATE TYPE INST Q / U V / I RSN CD SALE PRICE 0855/0246 3/01/1998 WD Q V 01 10,000 GRANTOR: CLIFTON WILSON SR GRANTEE: CLIFTON WILSON JR 0528/0253 1/01/1984 WD Q V 18,200 GRANTOR: GRANTEE:											
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REVIEW DATE 07/24/2015 BY DF Total Acres: 33.00 Total Land Value: 11,028 Market: 96,000 Agricultural: 8,028 Common: 3,000 PRINTED 06/12/2026 BY SYS																								