

BEG SW COR OF SW1/4 OF SE1/4 RUN  
E 658.20 FT, S 1325.76 FT, W 661  
EX .22 AC FOR ADD'L R/W OF BRIM

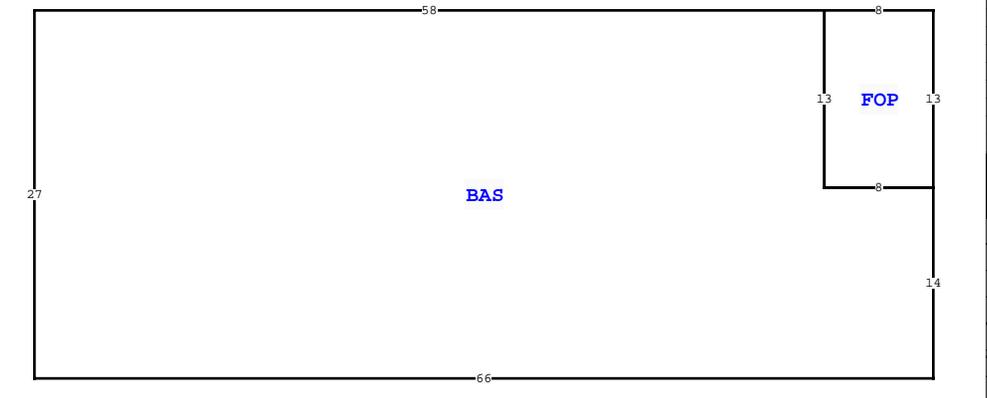
MCFORD ALVIN EDWARD AND SHARON E REVOCABLE TRUST A  
801 SW 5TH AVE  
DELRAY BEACH, FL 33444

**2026**

07-4S-16-02807-002

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN 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	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architctual	01 CONV 100
Units	0 100
Condition Adj	03 03 100
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
0800	02	1,714	117.9000	74.28	127,316	1995	1995	0	0	60.00	40.00



Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM					
NEIGHBORHOOD/LOC	7416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,678	100		1,678	49,857
FOP	104	35		36	1,070
TOTALS	1,782			1,714	50,926

773 SW BRIM ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026
INC DATE		AG DATE	MLU

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0070	CARPOT UF	0	0	12	20	240.00	UT	3.00	3.00	100
2	0030	BARN,MT	0	0	0	0	1.00	UT	37,500.00	37,500.00	100
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100
4	0030	BARN,MT	0	0	0	0	1.00	UT	17,500.00	17,500.00	100

TOTAL OB/XF 62,720

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0102	C	SFR/MH	0		A-1	0.00	0.00	19.86	AC	1.00

TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1.00	7,500.00	7,500.00	148,950							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			50,926
TOTAL MARKET OB/XF VALUE			62,720
TOTAL LAND VALUE - MARKET			148,950
TOTAL MARKET VALUE			262,596
SOH/AGL Deduction			0
ASSESSED VALUE			262,596
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			262,596
TOTAL JUST VALUE			262,596
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			250,239

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042092	Electrical Servic	0	06/07/2021
11428	M H	125	07/19/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1557/1678	12/23/2025	WD	U	I	11	100

GRANTOR: MCFORD ALVIN EDWARD  
GRANTEE: MCFORD ALVIN EDWARD

1038/1884	1/24/2005	WD	Q	I		149,900
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GRANTOR: MONICA SIMMS SEDONAH  
GRANTEE: ALVIN EDWARD MCFORD

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W58 S27 E66 N14 FOP= N13 W8 S13 E8\$ W8 N13\$ .	