COMM NW COR OF SW1/4 OF SE1/4, S
POB, E TO W LINE OF SR-47, SW AL
207.20 FT, W 746.50 FT TO W LINE

BBL MANAGEMENT SERVICES , INC
PO BOX 3823
LAKE CITY, FL 32056

2027

07-4S-17-08118-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	06	ASB SHINGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	06	VINYL ASB 20
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 06

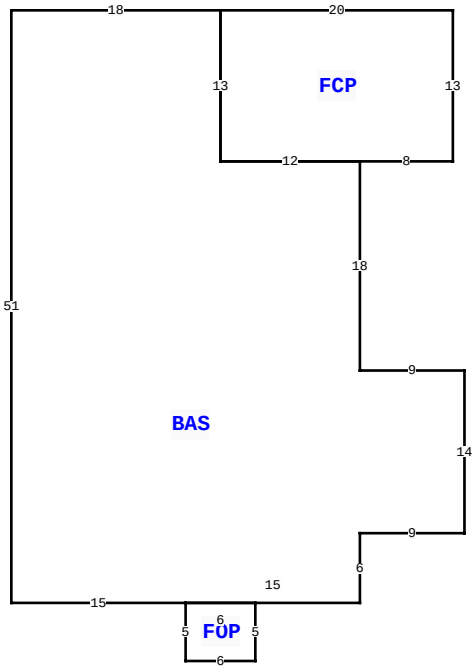
NEIGHBORHOOD/LOC 7417.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,500	100		1,500	101,927
FCP	260	25		65	4,417
FOP	30	30		9	612
TOTALS	1,790			1,574	106,955

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,574	95.0400	104.54	164,546	1940	1963	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2026 Heated Area: 1500 HX Base Yr



1510 SW STATE ROAD 47 , LAKE CITY

BLD DATE | LGL DATE
XF DATE | LAND DATE
INC DATE | AG DATE

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	106,955
TOTAL MARKET OB/XF VALUE	3,500
TOTAL LAND VALUE - MARKET	52,700
TOTAL MARKET VALUE	163,155
SOH/AGL Deduction	0
ASSESSED VALUE	163,155
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	163,155
TOTAL JUST VALUE	163,155
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	165,099

BLDG:2:1: EDGE MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1534/917	2/26/2025	WD	Q	I	01	259,000
GRANTOR: HUDSON FAMILY TRUST D						
GRANTEE: BBL MANAGEMENT SERV						
1504/2415	4/06/2023	WD	U	I	11	100
GRANTOR: HUDSON WAYNE T SR						
GRANTEE: HUDSON FAMILY TRUST						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 S51 E15 FOP= S5 E6 N5 W6$ E15 N6 E9 N14 W9 N18 FCP= E8 N13 W20 S13 E12$ W12 N13$.

EXTRA FEATURES

LN	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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	1995	1995	3	100	200	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 3,500

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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		RSF-1	0.00	0.00	3.40	AC		1.00	1.00	1.00	15,500.00	15,500.00	52,700							

REVIEW DATE 03/30/3017 BY BC Total Acres: 3.40 Total Land Value: 52,700 Market: 0 Agricultural: 0 Common: 52,700 PRINTED 11/17/2026 BY SYS