

THE FOLLOWING DESC PRCL LYING IN
COR OF SEC 18, N 1326.78 FT TO S
SE1/4 OF SEC 13, W 2632.77 FT, N

SPARKS MICHAEL ANTHONY/MUSANTE TONI ANN
1628 SW MANDIBA DR
LAKE CITY, FL 32024

2026

07-5S-17-09157-000


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																							
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																					
																				VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 156,700 TOTAL MARKET VALUE 4,388 SOH/AGL Deduction 0 ASSESSED VALUE 4,388 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 4,388 TOTAL JUST VALUE 156,700 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 156,700																							
DOR CODE 6200 PASTURE CLS33																																											
MAP NUM MKT AREA 02																																											
NEIGHBORHOOD/LOC 7517.00 1.00/																																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE															PERMIT NUM DESCRIPTION AMT ISSUED 																							
																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1467/2250</td> <td>5/24/2022</td> <td>WD Q</td> <td>V</td> <td>05</td> <td></td> <td>195,500</td> </tr> </tbody> </table> GRANTOR: NO MORE NEIGHBORS, LL GRANTEE: SPARKS MICHAEL ANTH 1374/1234 12/13/2018 WD Q V 05 83,100 GRANTOR: OAKS OF LAKE CITY LLC GRANTEE: NO MORE NEIGHBORS,										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1467/2250	5/24/2022	WD Q	V	05		195,500
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																					
1467/2250	5/24/2022	WD Q	V	05		195,500																																					
TOTALS										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 05/20/2024 MLU																							
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																											
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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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																			
1	6200	A	PASTURE 3	0		A-1	0.00	0.00	15.67	AC		1.00	1.00	1.00	280.00	280.00	4,388																										
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	15.67	AC		1.00	1.00	1.00	10,000.00	10,000.00	156,700																										
REVIEW DATE 05/20/2024 BY MLU Total Acres: 15.67 Total Land Value: 4,388 Market: 156,700 Agricultural: 4,388 Common: 0 PRINTED 05/13/2026 BY SYS																																											