

A PRCL IN SEC 7 & 18 DESC AS:
 COMM NE COR OF SEC 18, RUN W 131
 117.79 FT, W 686.53 FT, W 1273.1

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

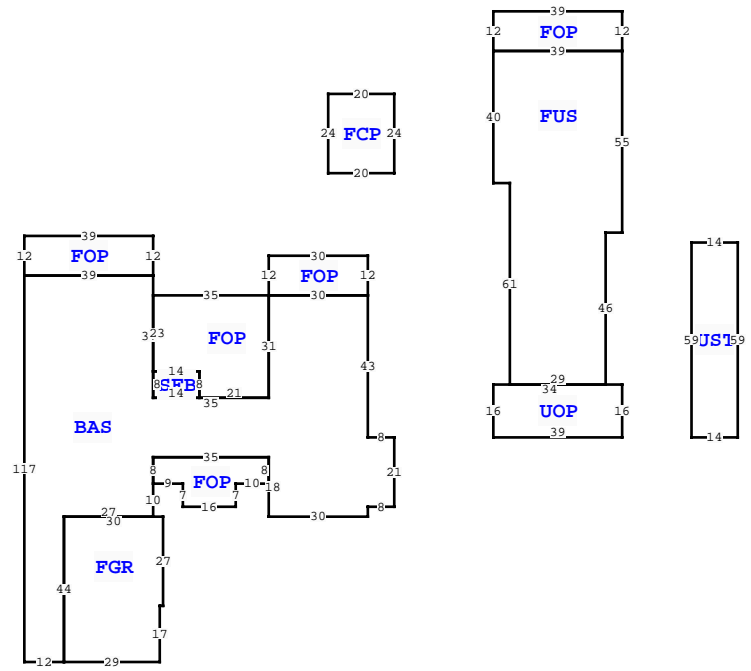
2026

07-5S-17-09157-001



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	80
Interior Floo	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		5	100
Frame	02	WOOD FRAME	100
Stories	2.	2.	100
Architectual Units	05	CONV	100
Kitchen Adjus	04	04	100
Quality	07	07	
DOR CODE	5000	IMPROVED	AG
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	7517.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	6,183	100	
FCP	480	25	
FGR	1,303	55	
FOP	360	30	
FOP	392	30	
FOP	468	30	
FOP	468	30	
FOP	973	30	
FUS	3,404	100	
SFB	112	80	
TOTALS	15,593		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	11,809	153.3199	183.98	2,172,620	2015	2015	0	0	10.00	90.00
1 EXCEPT SFR 0% - 2023 Heated Area: 9699 HX Base Yr											



** This building has 12 Sub-Areas

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

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0280	POOL R/CON	0	0	0	0	1,012.00	UT	94.50	94.50	100
2	0030	BARN, MT	0	0	0	0	8,200.00	UT	33.50	33.50	100
3	0260	PAVEMENT-A	0	0	20	287	25,740.00	UT	1.30	1.30	100
4	0169	FENCE/WOOD	0	0	0	0	1,725.00	UT	18.00	18.00	100
5	0166	CONC, PAVMT	0	0	0	0	9,400.00	UT	2.00	2.00	100
6	0166	CONC, PAVMT	0	0	0	0	4,725.00	UT	4.00	4.00	100
7	0180	FPLC 1STRY	0	0	0	0	3.00	UT	2,000.00	2,000.00	100
8	0300	TENNIS CRT	0	0	0	0	1.00	UT	0.00	0.00	100
9	0104	GENERATOR	0	0	0	0	1.00	UT	6,000.00	6,000.00	100
10	0104	GENERATOR	0	0	0	0	1.00	UT	6,000.00	6,000.00	100

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	0100	C	SFR	0		A-1	0.00	0.00	10.00	AC	1.00	1.00	1.00	10,000.00	10,000.00	100,000
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	110.38	AC	1.00	1.00	1.00	280.00	280.00	30,906
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	110.38	AC	1.00	1.00	1.00	10,000.00	10,000.00	1,103,800

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE			1,955,358
TOTAL MARKET OB/XF VALUE			494,863
TOTAL LAND VALUE - MARKET			1,203,800
TOTAL MARKET VALUE			2,581,127
SOH/AGL Deduction			0
ASSESSED VALUE			2,581,127
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			2,581,127
TOTAL JUST VALUE			3,654,021
NCON VALUE			5,700
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			3,667,216

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052085	Generator	0	01/16/2025
000052084	Generator	0	01/16/2025
000049880	Electrical Servic	0	05/20/2024
36326	STORAGE	231	02/14/2018
32983	POOL	280	05/14/2015
32639	SFR	3,636	01/22/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1457/1601	1/24/2022	WD	U	I	43	3,400,000
GRANTOR: LINTON MICAH & LEAH						
GRANTEE: SPARKS MICHAEL ANTH						
1457/1599	1/24/2022	WD	U	I	43	850,000
GRANTOR: LINTON FARM & CATTLE,						
GRANTEE: SPARKS MICHAEL ANTH						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W8 N43 FOP= N12 W30 S12 E30\$ W30 FOP= W35 S23 SFB= S8 E14 N8 W14\$ E14 S8 E21 N31\$ S31 W35 N37 FOP= N12 W39 S12 E39\$ W39 S117 E12 FGR= E29 N17 E1 N27 W30 S44 \$ N44 E27 N10 FOP= E9 S7 E16 N7 E10 N8 W35 S8\$ N8 E35 S18 E30 N3 E8 N21\$ PTR= N80 FCP= N24 W20 S24 E20\$ S80\$ PTR= E30 UOP= E39 N16 W5 FUS= N46 E5 N55 FOP= N12 W39 S12 E39\$ W39 S40 E5 S61 E29\$ W34 S16\$ W30\$ PTR= E90 UST= E14 N59 W14 S59\$ W90\$.	