LOT 22 THE HUNT PLACE S/D.

ORB 562-456, 565-130, 816-1688

ALLEN JONATHAN L/ALLEN TINA B
164 SW SEVILLE PLACE
LAKE CITY, FL 32024

2027

08-5S-16-03490-022

BUILDING CHARACTERISTICS

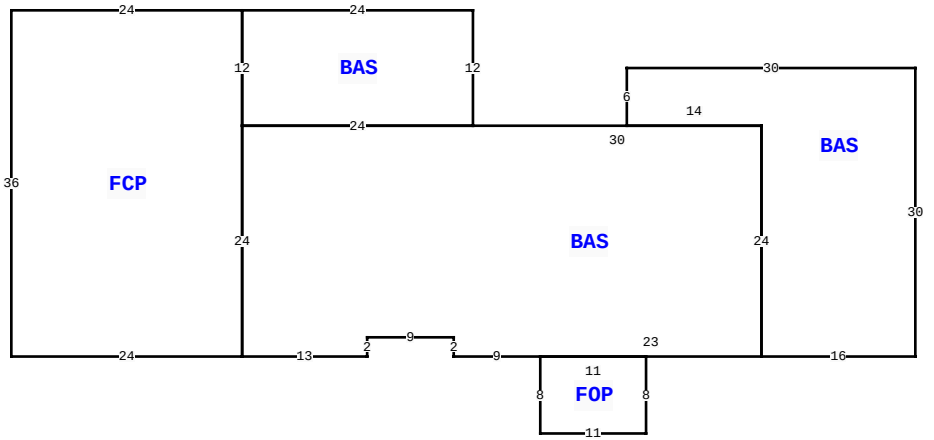
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 80
Exterior Wall	19	COMMON BRK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
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 02
NEIGHBORHOOD/LOC	8516.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	288	100		288	21,992
BAS	564	100		564	43,068
BAS	1,278	100		1,278	97,590
FCP	864	25		216	16,494
FOP	88	30		26	1,985
TOTALS	3,082			2,372	181,131

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,372	106.7970	117.48	278,663	1980	1980	0	0	0	35.00	65.00

1 SINGLE FAM 50% - 2021 Heated Area: 2130 HX Base Yr 1997



164 SW SEVILLE PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

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	0180	FPLC 1STRY	0	50	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0021	BARN,FR AE	0	50	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
3	0294	SHED WOOD/	0	50	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	400	
4	0166	CONC,PAVMT	0	50	0	0	276.00	UT	1.50	1.50	100	2001	2001	3	100	414	
5	0040	BARN,POLE	0	50	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	200	
6	0296	SHED METAL	0	50	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	800	
7	0070	CARPORT UF	0	50	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		181,131
TOTAL MARKET OB/XF VALUE		5,814
TOTAL LAND VALUE - MARKET		65,130
TOTAL MARKET VALUE		252,075
SOH/AGL Deduction		36,154
ASSESSED VALUE		215,921
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		164,510
TOTAL JUST VALUE		252,075
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		255,359

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26880	ADDN SFR	301	03/27/2008
18335	ADDN SFR	125	05/30/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0816/1688	1/26/1996	WD	Q	I		64,900
GRANTOR: RODERICK F WOODS						
GRANTEE: JONATHAN & TINA ALL						
0562/0456	4/01/1985	WD	Q	I		45,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 BAS= N12 W24 S12 E24$ W24 FCP= N12 W24 S36 E24 N24$ S24 E13 N2 E9 S2 E9 FOP= S8 E11 N8 W11$ E23 BAS= E16 N30 W30 S6 E14 S24 $ N24$.

LAND DESCRIPTION

TOTAL OB/XF 5,814

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	50		A-1	0.00	0.00	5.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,130							

REVIEW DATE 08/23/2019 BY BC Total Acres: 5.01 Total Land Value: 65,130 Market: 0 Agricultural: 0 Common: 65,130 PRINTED 11/17/2026 BY SYS