

LOT 30 THE HUNT PLACE S/D.
ORB 451-122, 599-097, 841-345,
QCD 1150-86,

NETTLES LAURA REISSNER CROFT
499 SW SEVILLE PL
LAKE CITY, FL 32024

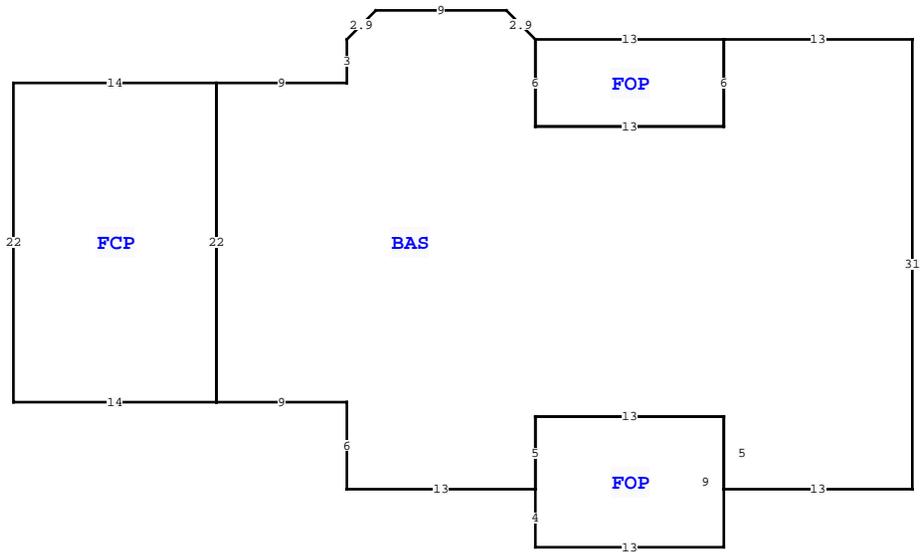
2026

08-5S-16-03490-030



| BUILDING CHARACTERISTICS | |
|--------------------------|--------------------|
| 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 | 14 CARPET 90 |
| Interior Floo | 08 SHT VINYL 10 |
| Air Condition | 03 CENTRAL 100 |
| Heating Type | 04 AIR DUCTED 100 |
| Bedrooms | 3 100 |
| 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 |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|--------------------|------------|-----------|-------------------|----------------|----------------|-----------------|-----|------|------|------|--------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 1 | SINGLE FAM | 100% | 1998 | | | | | | | | |
| | | | Heated Area: 1286 | | | HX Base Yr 1998 | | | | | |



| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---------------|------------------|-------------|------|--------------|----------------------|
| BAS | 1,286 | 100 | | 1,286 | 130,675 |
| FCP | 308 | 25 | | 77 | 7,824 |
| FOP | 78 | 30 | | 23 | 2,337 |
| FOP | 117 | 30 | | 35 | 3,557 |
| TOTALS | 1,789 | | | 1,421 | 144,393 |

| 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 |
| 1 | 0166 | CONC, PAVMT | 0 | 100 | 0 | 0 | 391.00 | UT | 1.50 | 1.50 | 100 | 1997 | 1997 | 3 | 100 | 587 | |
| 2 | 0294 | SHED WOOD/ | 0 | 100 | 8 | 8 | 64.00 | UT | 7.50 | 7.50 | 50 | 1997 | 1997 | 3 | 50 | 240 | |
| 3 | 9945 | Well/Sept | 0 | 100 | 0 | 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 7,000 | |
| 4 | 0120 | CLFENCE 4 | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1997 | 1997 | 3 | 100 | 400 | |
| 5 | 0280 | POOL R/CON | 0 | 100 | 16 | 32 | 512.00 | UT | 70.00 | 70.00 | 100 | 2006 | 2006 | 3 | 51 | 18,278 | |
| 6 | 0166 | CONC, PAVMT | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 100 | 200 | |
| 7 | 0040 | BARN, POLE | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2019 | 2019 | 3 | 100 | 2,000 | |
| 8 | 0169 | FENCE/WOOD | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2019 | 2019 | 3 | 100 | 400 | |
| 9 | 0261 | PRCH, UOP | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2019 | 2019 | 3 | 100 | 400 | |
| 10 | 0040 | BARN, POLE | 0 | 100 | 0 | 0 | 1.00 | UT | 13,392.00 | 13,392.00 | 100 | 2022 | 2021 | | 100 | 13,392 | |

| 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 | DPH 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 | 100 | | A-1 | 0.00 | 0.00 | 5.01 | AC | | 1.00 | 1.00 | 1.00 | 13,000.00 | 13,000.00 | 65,130 | | | | | | | |
| | | | | | | | | | | | | TOTALS | | | | | | | | | | | | |
| | | | | | | | | | | | | 42,897 | | | | | | | | | | | | |

| COLUMBIA COUNTY PROPERTY | | | |
|---------------------------|--------------|-------------|--|
| VALUATION SUMMARY | | PAGE 1 of 1 | |
| VALUATION BY | STANDARD | | |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | 144,393 | | |
| TOTAL MARKET OB/XF VALUE | 42,897 | | |
| TOTAL LAND VALUE - MARKET | 65,130 | | |
| TOTAL MARKET VALUE | 252,420 | | |
| SOH/AGL Deduction | 103,423 | | |
| ASSESSED VALUE | 148,997 | | |
| TOTAL EXEMPTION VALUE | HX HB 51,411 | | |
| BASE TAXABLE VALUE | 97,586 | | |
| TOTAL JUST VALUE | 252,420 | | |
| NCON VALUE | 0 | | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | 237,909 | | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------------|--------|------------|
| 000043260 | Roof Replacement | 12,300 | 11/29/2021 |
| 000042312 | Electrical Servic | 0 | 07/13/2021 |
| 33316 | M H | 325 | 08/26/2015 |
| 12719 | SFR | 220 | 07/01/1997 |
| 11847 | M H | 125 | 11/12/1996 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1150/0086 | 5/05/2008 | QC | Q | I | 01 | 100 |
| GRANTOR: LAURA JO REISSNER, AK | | | | | | |
| GRANTEE: LAURA REISSNER CRO | | | | | | |
| 0841/0345 | 6/10/1997 | WD | Q | V | | 17,000 |
| GRANTOR: LENVIL DICKS | | | | | | |
| GRANTEE: CORBETT | | | | | | |

| BUILDING NOTES |
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| |

| BUILDING DIMENSIONS |
|--|
| BAS= W13 FOP= W13 S6 E13 N6 S6 W13 N6 U2 L2 W9 L2 D2 S3 W9 FCP= W14 S22 E14 N22 S22 E9 S6 E13 FOP= S4 E13 N9 W13 S5 S N5 E13 S5 E13 N31 S. |