S1/2 OF NW1/4 OF NW1/4, EX THE N
2.02 AC BEING DESC ORB 1042-771.

HARRINGTON LEONARD F/HARRINGTON RHONDA J
2166 SW JIM WITT RD
LAKE CITY, FL 32025

2027

09-5S-17-09170-002

BUILDING CHARACTERISTICS

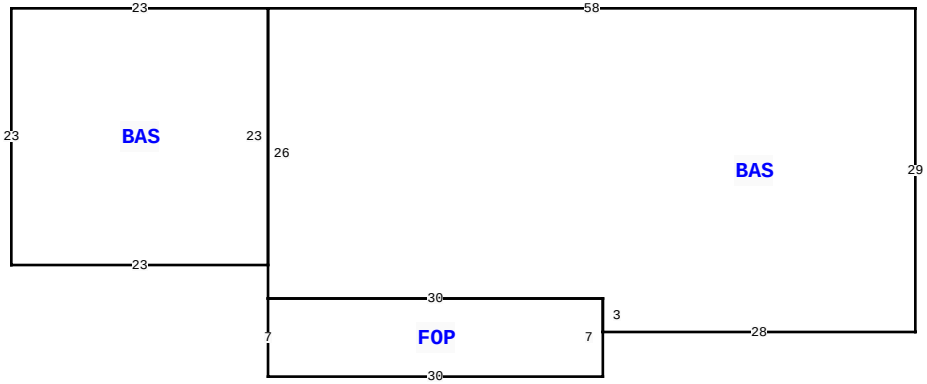
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	08	WD OR PLY 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	9517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	529	100		529	40,798
BAS	1,592	100		1,592	122,779
FOP	210	30		63	4,859
TOTALS	2,331			2,184	168,436

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,184	107.8640	118.65	259,132	1984	1984	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2013 Heated Area: 2121 HX Base Yr 2013



2166 SW JIM WITT RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	200	
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2017	2017	3	100	1,200	
5	0262	PRCH,FOP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	
6	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	
7	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		168,436
TOTAL MARKET OB/XF VALUE		2,200
TOTAL LAND VALUE - MARKET		117,000
TOTAL MARKET VALUE		182,996
SOH/AGL Deduction		67,999
ASSESSED VALUE		114,997
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		63,586
TOTAL JUST VALUE		287,636
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		290,702

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28926	M H	325	10/08/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1547/1040	8/13/2025	LE	U	I	14	100
GRANTOR: HARRINGTON LEONARD F						
GRANTEE: HARRINGTON LEONARD						
1493/1099	6/19/2023	WD	U	I	11	100
GRANTOR: WILLIAMS SYLVIA J &						
GRANTEE: HARRINGTON LEONARD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W58 BAS= W23 S23 E23 N23$ S26 FOP= S7 E30 N7 W30$E30 S3 E28 N29$.

LAND DESCRIPTION

TOTAL OB/XF 2,200

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	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	12.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	108,000							
3	6200	A	PASTURE 3	0		A-1	0.00	0.00	12.00	AC		1.00	1.00	1.00	280.00	280.00	3,360							

REVIEW DATE 07/27/2017 BY BC Total Acres: 13.00 Total Land Value: 12,360 Market: 108,000 Agricultural: 3,360 Common: 9,000 PRINTED 11/16/2026 BY SYS