LOT 16 UNIT 1 PARNELL HILLS S/D.
617-343, 882-2524, 886-1890, QC

FUSSELL SANDRA L
156 NW BRONCO TER
LAKE CITY, FL 32055

2027

10-3S-16-02055-016

BUILDING CHARACTERISTICS

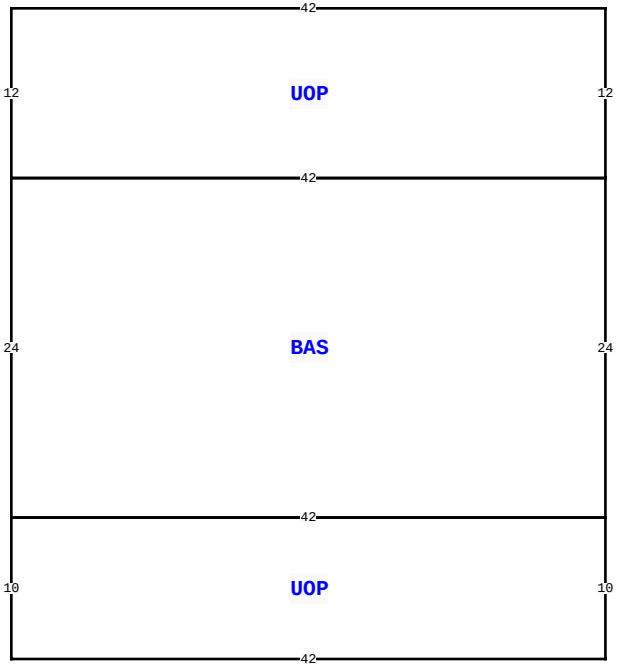
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	10316.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,008	100		1,008	60,790
UOP	420	25		105	6,332
UOP	504	25		126	7,599
TOTALS	1,932			1,239	74,721

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,239	117.9000	109.65	135,856	1997	1997	0	0	0	45.00	55.00

2 MANUF 1 100% - 2023 Heated Area: 1008 HX Base Yr 2023



156 NW BRONCO TER, LAKE CITY

BLD DATE		LGL DATE	05/07/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		74,721
TOTAL MARKET OB/XF VALUE		11,888
TOTAL LAND VALUE - MARKET		16,320
TOTAL MARKET VALUE		102,929
SOH/AGL Deduction		6,521
ASSESSED VALUE		96,408
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		39,997
TOTAL JUST VALUE		102,929
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		103,733

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055177	Electrical Servic		03/05/2026

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1566/928	3/27/2026	QC	U	I	11	100
GRANTOR: FUSSELL JAMES R						
GRANTEE: FUSSELL JAMES R						
1189/1560	6/03/2008	QC	Q	I	01	100
GRANTOR: SUSAN MOATES						
GRANTEE: JAMES R FUSSELL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W42 S24 UOP= S10 E42 N10 W42$ E42 N24 UOP= N12 W42 S12 E42$.

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	0294	SHED WOOD/	0	100	14	48	672.00	UT	10.00	10.00	40	2013	2013	3	40	2,688	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2023	2022		100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 11,888

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	0200	C	MBL HM	100		RSF/MB	80.00	169.00	1.02	AC		1.00	1.00	1.00	16,000.00	16,000.00	16,320							

REVIEW DATE 02/16/2023 BY KS Total Acres: 1.02 Total Land Value: 16,320 Market: 0 Agricultural: 0 Common: 16,320 PRINTED 11/17/2026 BY SYS