BEG SW COR OF NW1/4 OF NW1/4, RU
1320.40 FT, W 282 FT, S 1320 FT
R/W.

DURHAM RONALD LYNN
2279 SW MAULDIN AVE
LAKE CITY, FL 32024

2027

10-5S-16-03520-000

BUILDING CHARACTERISTICS

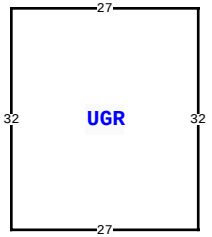
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		1 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	10516.00	1.00/

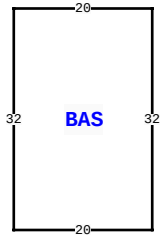
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	640	100		640	57,199
UGR	864	45		389	34,766
TOTALS	1,504			1,029	91,965

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,029	104.8320	115.32	118,664	2007	2007	0	0	0	22.50	77.50

2 SINGLE FAM 100% - 0 Heated Area: 640 HX Base Yr





2279 SW MAULDIN AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
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	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	
2	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	3,800	
3	0296	SHED METAL	0	100	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		91,965
TOTAL MARKET OB/XF VALUE		5,600
TOTAL LAND VALUE - MARKET		72,000
TOTAL MARKET VALUE		169,565
SOH/AGL Deduction		73,182
ASSESSED VALUE		96,383
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		44,972
TOTAL JUST VALUE		169,565
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		171,232

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0595/0767	7/01/1986	WD	Q	I	01	50,000

GRANTOR: JIM & VICKIE BYNUM

GRANTEE: RONALD DURHAM & THE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W20 S32 E20 N32$ PTR= N30 UGR= N32 W27 S32 E27$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 5,600

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	8.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	72,000							

REVIEW DATE 09/04/2019 BY BC Total Acres: 8.00 Total Land Value: 72,000 Market: 0 Agricultural: 0 Common: 72,000 PRINTED 11/17/2026 BY SYS