

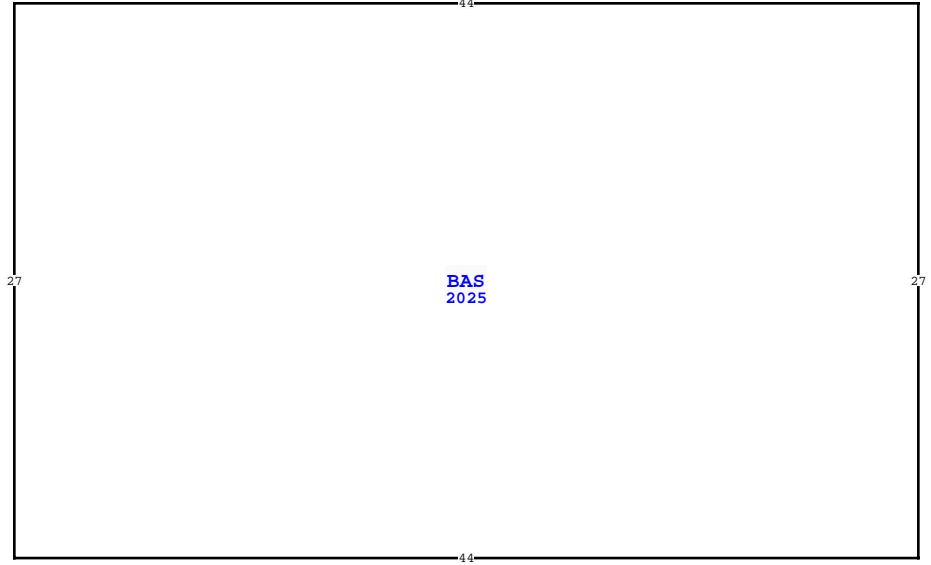
THE NE1/4 OF THE SE1/4 EX THE N
S1/2 OF OF NW1/4 OF SE1/4 & THE
THE E 30 FT OF THE N 287.29 FT O

JAMES PAULA M TRUST DATED JULY 27, 2017
1014 VICTORY LAKE DR
JACKSONVILLE, FL 32221

2026

11-3S-15-00156-000


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
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
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	01
NEIGHBORHOOD/LOC	11315.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,188	100	2025
TOTALS	1,188		1,188

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	2	0%	- 2025								
					Heated Area: 1188			HX Base Yr				
												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE												
LAND DATE												
AG DATE												

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			128,183
TOTAL MARKET OB/XF VALUE			7,000
TOTAL LAND VALUE - MARKET			596,340
TOTAL MARKET VALUE			178,085
SOH/AGL Deduction			0
ASSESSED VALUE			178,085
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			178,085
TOTAL JUST VALUE			731,523
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			734,154

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048779	Mobile Home		12/04/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1487/851	3/30/2023	WD	Q	V	01	670,000
GRANTOR: CAULEY KAREN B						
GRANTEE: JAMES PAULA M TRUST						
1309/0942	2/09/2016	PB	U	V	18	100
GRANTOR: CLERK OF COURT (MOLLI)						
GRANTEE: KAREN B CAULEY						

EXTRA FEATURES		598 NW AUDREY FRANK CT, WELLBORN															
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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2025	2024		100	7,000	

TOTAL OB/XF																	7,000

BUILDING NOTES																

BUILDING DIMENSIONS																
BAS=[YR=2025;ORIG=23,9] E44 S27 W44 N27 \$																

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	5700	A	TIMBER 4	0		A-1	0.00	0.00	62.52	AC		1.00	1.00	1.00	227.00	227.00	14,192							
2	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	40.00	40.00	160							
3	5200	A	CROPLAND 2	0		A-1	0.00	0.00	65.00	AC		1.00	1.00	1.00	370.00	370.00	24,050							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	131.52	AC		1.00	1.00	1.00	4,500.00	4,500.00	591,840							
5	0200	C	MBL HM	0					1.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	4,500							