

BEG NE COR OF W1/2 OF OF NW1/4 R  
W 50 FT, N 1980 FT, E 50 FT TO P  
OF S1/2 OF SW1/4 OF NW1/4, EX TH

MCFARLAN MARVIN G OR GINGER M/MCFARLAN GINGER M  
160 SW GINGER GLN  
LAKE CITY, FL 32024

**2026**

11-4S-15-00335-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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	5000 IMPROVED AG		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	11415.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,248	100	
TOTALS	1,248		74,784

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
0201	02	1,248	115.9000	108.95	135,970	1995	1995		0	0	45.00	55.00												
3 MANUF 1 100% - 2001			Heated Area: 1248				HX Base Yr 2001																	
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <span style="font-size: 2em; color: blue;">BAS</span> </div>																								
<table border="1" style="width: 100%;"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>04/22/2026</td> <td>MLU</td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					04/22/2026	MLU
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				04/22/2026	MLU																			

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		74,784	
TOTAL MARKET OB/XF VALUE		10,000	
TOTAL LAND VALUE - MARKET		67,340	
TOTAL MARKET VALUE		106,257	
SOH/AGL Deduction		63,713	
ASSESSED VALUE		42,544	
TOTAL EXEMPTION VALUE		25,000	
BASE TAXABLE VALUE		17,544	
TOTAL JUST VALUE		152,124	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		150,124	
PRMT:2:1: MUNRO MH RES			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
17346	M H	125	08/22/2000
16137	PUMP/UTPOL	30	10/12/1999
15912	M H	125	08/17/1999
11316	M H	125	06/24/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1163/0662	7/24/2008	AG	Q	V	01	37,300
GRANTOR: TERRY KELLY						
GRANTEE: MARVIN G MCFARLAN						
1149/2131	5/05/2008	WD	Q	I	01	100
GRANTOR: TERRY KELLY						
GRANTEE: GENE OR GINGER MCFA						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2000
2	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2013
3	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2013
4	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2013
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	
6	0255	MBL HOME S	0	100	0	0	1.00	UT	500.00	500.00	100	2025

TOTAL OB/XF												
10,000												
160 SW GINGER GLN, LAKE CITY												

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W52 S24 E52 N24\$.												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	0200	C	MBL HM	100		A-1	0.00	0.00	2.00	AC		1.00
2	6200	A	PASTURE 3	0		00	0.00	0.00	5.26	AC		1.00
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	5.26	AC		1.00