

COMM NE COR OF SE1/4 OF SWL/4, R
W 50 FT, S 50 FT TO POB, CONT S
343.82 FT, N 221.51 FT, E 344.48

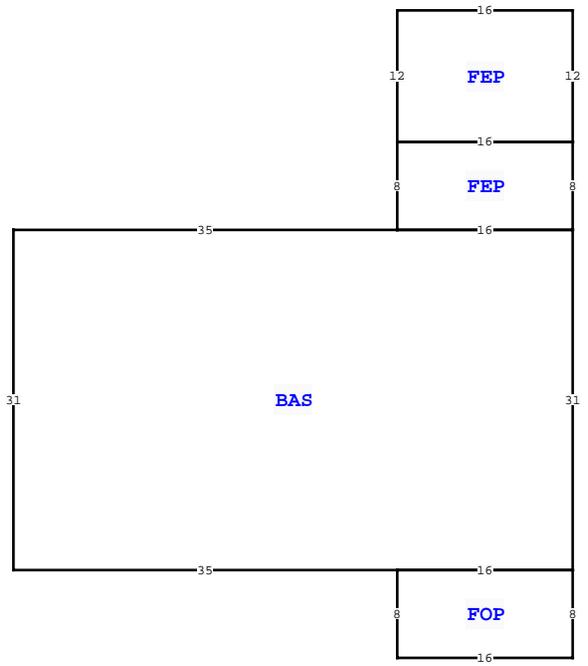
CARROLL VICKEY
254 SE MANGO WAY
LAKE CITY, FL 32025

2026

12-4S-17-08332-057

BUILDING CHARACTERISTICS					
ELEMENT	CD CONSTRUCTION				
Exterior Wall	08 WD OR PLY 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	12 MODULAR MT 100				
Interior Wall	02 WALL BD/WD 100				
Interior Floor	06 VINYL ASB 90				
Interior Floor	14 CARPET 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 Units	05 CONV 100 0 100				
Condition Adj	03 03 100				
Kitchen Adjus	01 01 100				
Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 04				
NEIGHBORHOOD/LOC	12417.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,581	100		1,581	101,707
FEP	128	80		102	6,562
FEP	192	80		154	9,907
FOP	128	30		38	2,445
TOTALS	2,029			1,875	120,620

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,875	86.8150	98.97	185,569	1977	1977	0	0	35.00	65.00		
1 SINGLE FAM 100% - 0 Heated Area: 1581 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			120,620
TOTAL MARKET OB/XF VALUE			4,850
TOTAL LAND VALUE - MARKET			19,250
TOTAL MARKET VALUE			144,720
SOH/AGL Deduction			87,373
ASSESSED VALUE			57,347
TOTAL EXEMPTION VALUE	HX HB SX WX		57,347
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			144,720
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			142,599

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050296	Electrical Servic	0	07/09/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1542/157	6/09/2025	LE U	I	14		100

GRANTOR: CARROLL VICKEY
GRANTEE: CARROLL VICKEY (ENH)

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W35 S31 E35 FOP= S8 E16N8 W16\$ E16 N31 FEP= N8 FEP= N12 W16 S12 E16\$ W16 S8 E16\$ W16\$.	

EXTRA FEATURES																	
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	0294	SHED WOOD/	0	100	20	20	1.00	UT	0.00	0.00	100	0	0	3	100	150	
2	0294	SHED WOOD/	0	100	20	20	1.00	UT	0.00	0.00	100	0	0	3	100	100	
3	0294	SHED WOOD/	0	100	12	15	1.00	UT	0.00	0.00	100	0	0	3	100	100	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
5	0060	CARPORT F	0	100	20	30	600.00	UT	5.00	5.00	100	2005	2005	3	100	3,000	
6	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	
TOTAL OB/XF																4,850	

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	% 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	1.75	AC		1.00	1.00	1.00	11,000.00	11,000.00	19,250							