S1/4 OF N1/2 OF SE1/4 & S1/2 OF SE COR OF SEC, RUN N 40 FT TO N FOR POB, RUN W 1314.55 FT, N 660

BEEKMAN RALPH E AND BARBARA K BEEKMAN LIVING TRUST
884 SW ICHETUCKNEE AVE
LAKE CITY, FL 32024-9802

2027

12-5S-15-00451-001

BUILDING CHARACTERISTICS

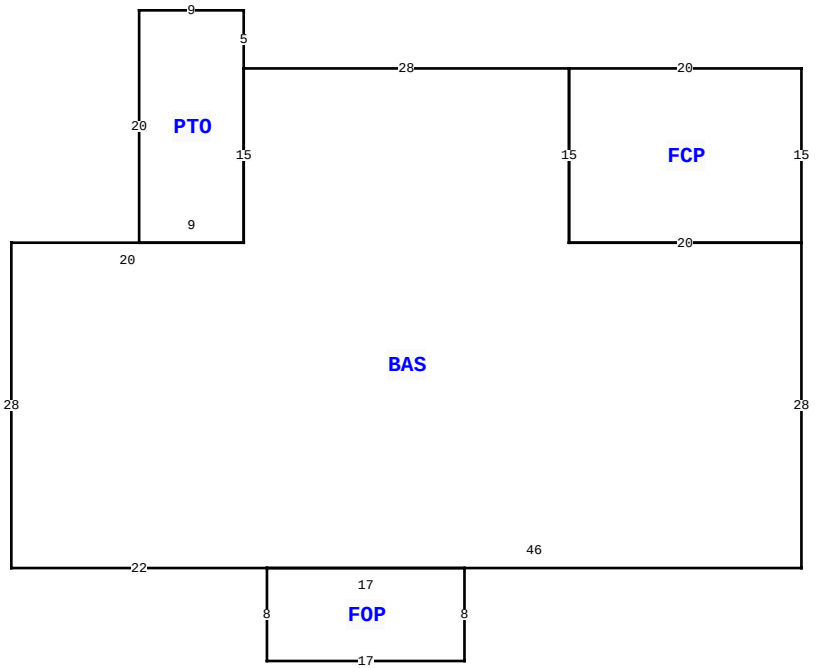
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	12515.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,324	100		2,324	65,760
FCP	300	25		75	2,122
FOP	136	35		48	1,358
PTO	180	5		9	255
TOTALS	2,940			2,456	69,495

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,456	117.9000	70.74	173,737	1993	1993	0	0	0	60.00	40.00

2 MOBILE HME 100% - 0 Heated Area: 2324 HX Base Yr



962 SW ICHETUCKNEE AVE, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	69,495
TOTAL MARKET OB/XF VALUE	33,550
TOTAL LAND VALUE - MARKET	432,850
TOTAL MARKET VALUE	145,422
SOH/AGL Deduction	49,796
ASSESSED VALUE	95,626
TOTAL EXEMPTION VALUE	HX HB VX 56,411
BASE TAXABLE VALUE	39,215
TOTAL JUST VALUE	535,895
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	535,895

XFOB:4:1: 1993 PALM HAROBOR MH (RP'D)
BLDG:2:1: PALM HAROBOR MH
BLDG:1:1: PEACHTREE/WILL MH ID#COSGARTO11489A&B RP
XFOB:1:1: PEACHTREE/WILL MH ID#COSGARTO11489A&B/RP

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049184	Electrical Servic	0	02/09/2024
6795	M H	60	01/28/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1361/2181	5/16/2018	WD	U	I	11	100
GRANTOR: RALPH E & BARBARA K B						
GRANTEE: RALPH E & BARBARA K						
1359/0599	5/01/2018	WD	U	I	11	100
GRANTOR: RALPH E & BARBARA K B						
GRANTEE: RALPH E & BARBARA K						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 PTO= N5 W9 S20 E9 N15$ S15 W20 S28 E22 FOP= S8 E17 N8 W17$ E46 N28 FCP= N15 W20 S15 E20$ W20 N15$.

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	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	3,600	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	
4	0031	BARN,MT AE	0	100	0	0	1.00	UT	2,400.00	2,400.00	50	1993	1993	3	50	1,200	
5	0021	BARN,FR AE	0	100	36	50	1.00	UT	0.00	0.00	100	1993	1993	3	100	3,600	
6	0251	LEAN TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	
7	9945	Well/Sept	0	100	0	0	3.00	UT	7,000.00	7,000.00	100			3	100	21,000	
8	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
9	0255	MBL HOME S	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,750	

LAND DESCRIPTION

TOTAL OB/XF 33,550

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500							
2	0200	C	MBL HM	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500							
3	5600	A	TIMBER 3	0		A-1	0.00	0.00	16.80	AC		1.00	1.00	1.00	281.00	281.00	4,721							
4	5500	A	TIMBER 2	0		A-1	0.00	0.00	59.90	AC		1.00	1.00	1.00	445.00	445.00	26,656							
5	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	76.70	AC		1.00	1.00	1.00	5,500.00	5,500.00	421,850							

REVIEW DATE 07/15/2024 BY tommy Total Acres: 78.70 Total Land Value: 42,377 Market: 421,850 Agricultural: 31,377 Common: 11,000 PRINTED 11/16/2026 BY SYS