

BEG AT INTERS OF E R/W OF OLD WI
OF SEC, RUN S 884.16 FT, E 795 F
135 FT, N 334.16 FT, W 660 FT TO

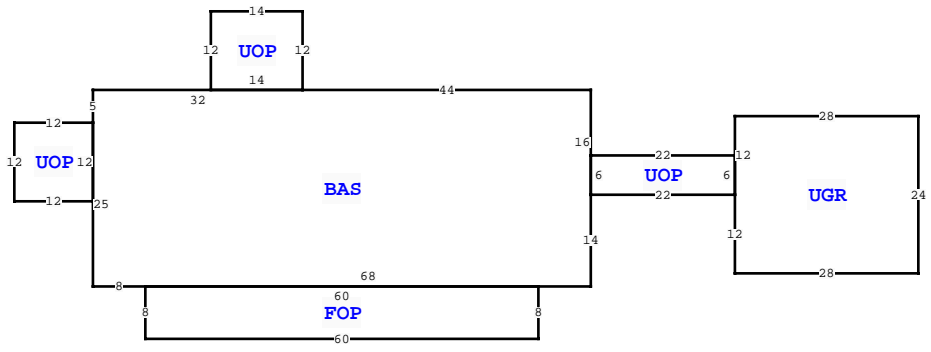
WILLIAMS SYLVIA REVOCABLE TR
769 SW OLD WIRE RD
LAKE CITY, FL 32024

2026

13-5S-16-03604-002

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN 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		3	100
Frame	01	NONE	100
Stories	1.1	1.100	
Architectual	05	CONV	100
Units		0	100
Quality	04	04	
DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	13516.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,280	100	
FOP	480	30	
UGR	672	45	
UOP	132	20	
UOP	144	20	
UOP	168	20	
TOTALS	3,876		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0210	01	2,815	113.8100	106.98	301,149	2007	2007	0	0	45.00	55.00		
1 MODULAR 1 100% - 2008 Heated Area: 2280 HX Base Yr 2008													



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	165,632			
TOTAL MARKET OB/XF VALUE	47,409			
TOTAL LAND VALUE - MARKET	53,100			
TOTAL MARKET VALUE	227,825			
SOH/AGL Deduction	40,619			
ASSESSED VALUE	187,206			
TOTAL EXEMPTION VALUE	98 HX HB		187,206	
BASE TAXABLE VALUE	0			
TOTAL JUST VALUE	266,141			
NCON VALUE	800			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	283,369			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052277	Roof Replacement	36,518	03/10/2025
35305	M H	532	05/11/2017
25684	SFR	275	04/02/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1378/0558	2/07/2019	WD P		I	98	100
GRANTOR: SYLVIA JACKSON WILLIA						
GRANTEE: CODY D WILLIAMS & L						
1370/2576	10/15/2018	WD U		I	11	100
GRANTOR: SYLVIA JACKSON WILLIA						
GRANTEE: SYLVIA WILLIAMS REV						

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	0031	BARN,MT AE	0	100	40	60	UT	15.00	15.00	100	2007	2007	3	100	36,000	
2	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	2009	2009	3	100	1,200	
3	0294	SHED WOOD/	0	100	0	0	UT	11.00	11.00	100	2009	2009	3	100	1,320	
4	0166	CONC,PAVMT	0	100	0	0	UT	2.25	2.25	100	2009	2009	3	100	1,089	
5	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
6	0169	FENCE/WOOD	0	100	0	0	UT	800.00	800.00	100	2026	2025		100	800	

TOTAL OB/XF														47,409	
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE										
			05/06/2026			MLU									

BUILDING NOTES													
BAS= W44 UOP= N12 W14 S12 E14\$ W32 S5 UOP= W12 S12 E12 N12\$ S25E8 FOP= S8 E60 N8 W60\$ E68 N14 UOP= E22 UGR= S12 E28 N24 W28 S12\$ N6 W22 S6\$ N16\$.													

LAND DESCRIPTION														TOTAL OB/XF										
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	0201	C	MOD HOME	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	4.01	AC		1.00	1.00	1.00	445.00	445.00	1,784							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	4.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	40,100							