W1/2 OF E1/2 OF NW1/4 OF NE1/4.

706-328, 716-896, 746-762, 809-1

NASH SYLVESTER T/NASH MARY A
3624 NW BROWN RD
LAKE CITY, FL 32055

2027

14-4S-15-00360-000

BUILDING CHARACTERISTICS

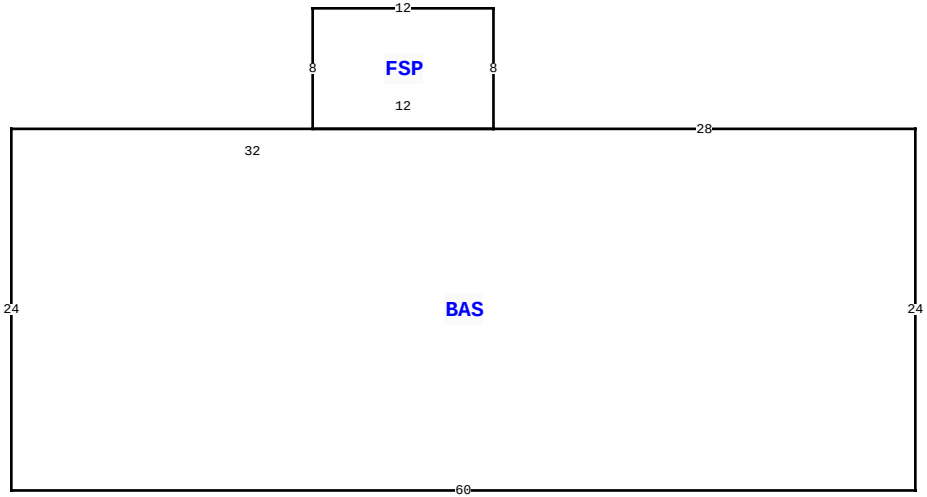
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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 01
NEIGHBORHOOD/LOC	14415.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,440	100		1,440	39,364
FSP	96	40		38	1,039
TOTALS	1,536			1,478	40,403

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,478	113.9000	68.34	101,007	1994	1994	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2026 Heated Area: 1440 HX Base Yr



358 SW HASTINGS WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026 MLU
INC DATE		AG DATE	

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	36	36	1,296.00	UT	2.50	2.50	100	2010	2010	3	100	3,240	
2	0030	BARN,MT	0	0	40	56	2,240.00	UT	9.00	9.00	60	2010	2010	3	60	12,096	
3	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	
4	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2016	2016	3	100	1,200	
5	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	40,403
TOTAL MARKET OB/XF VALUE	23,636
TOTAL LAND VALUE - MARKET	96,235
TOTAL MARKET VALUE	76,095
SOH/AGL Deduction	0
ASSESSED VALUE	76,095
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	76,095
TOTAL JUST VALUE	160,274
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	160,274

PRMT:1:1: B. NASH

SALE:1:1: ALSO 11-4S-15-00340-000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
36207	MAINT/ALTR	75	01/16/2018
18079	M H	125	03/19/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1532/258	1/22/2025	WD	U	I	11	100
GRANTOR: NASH SYLVESTER T						
GRANTEE: NASH SYLVESTER T (E						
1531/2713	1/22/2025	WD	U	I	11	100
GRANTOR: NASH SYLVESTER T AS T						
GRANTEE: NASH SYLVESTER T						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 FSP= N8 W12 S8 E12$ W32 S24 E60 N24$.

LAND DESCRIPTION

TOTAL OB/XF 23,636

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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,500							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.13	AC		1.00	1.00	1.00	280.00	280.00	2,556							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.13	AC		1.00	1.00	1.00	9,500.00	9,500.00	86,735							

REVIEW DATE 04/30/3024 BY JB Total Acres: 10.13 Total Land Value: 12,056 Market: 86,735 Agricultural: 2,556 Common: 9,500 PRINTED 11/16/2026 BY SYS