

LOT 16 HUNNINGTON PLACE PHS 1.  
 WD 1282-2505, WD 1296-2202, WD 1

BENSON HEATHER/BANDEL CONNOR  
 259 SW NEWLYWED CT  
 LAKE CITY, FL 32024

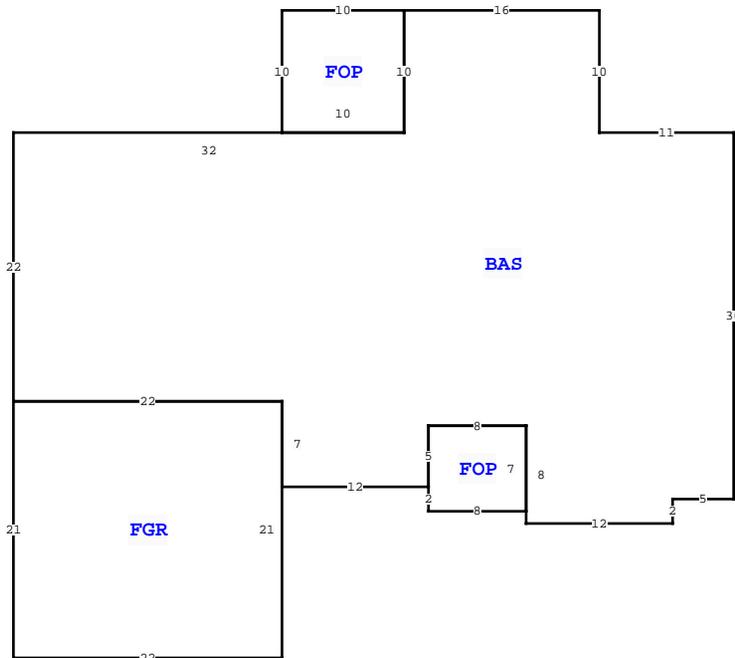
**2026**

14-4S-16-02973-116  


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	12 HARDWOOD 80
Interior Floor	14 CARPET 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectural	05 CONV 100
Units	0 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,019	127.8200	145.71	294,188	2015	2015	0	0	10.00	90.00

1 SINGLE FAM 100% - 2023 Heated Area: 1718 HX Base Yr 2023



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			264,769
TOTAL MARKET OB/XF VALUE			5,594
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			305,363
SOH/AGL Deduction			18,000
ASSESSED VALUE			287,363
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			235,952
TOTAL JUST VALUE			305,363
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			303,620

Quality	07 07				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	14416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,718	100		1,718	225,297
FGR	462	55		254	33,309
FOP	56	30		17	2,229
FOP	100	30		30	3,934
TOTALS	2,336			2,019	264,769

EXTRA FEATURES																
L	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	0166	CONC,PAVMT	0	100	0	1,047.00	UT	2.00	2.00	100	2015	2015	3	100	2,094	
2	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	3,500	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32517	SFR	687	12/04/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1470/410	6/29/2022	WD Q	Q	I	01	341,000
GRANTOR: PRINCE JACOB D						
GRANTEE: BENSON HEATHER						
1296/2202	6/19/2015	WD Q	Q	I	01	186,000
GRANTOR: BULLARD MANAGEMENT SE						
GRANTEE: JACOB D PRINCE						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/14/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W11 N10 W16 FOP= W10 S10 E10 N10\$ S10 W32 S22 FGR= S21 E22 N21 W22\$ E22 S7 E12 FOP= S2 E8 N7 W8 S5\$ N5 E8 S8 E12 N2 E5 N30\$.	

LAND DESCRIPTION										TOTAL OB/XF															
L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	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			RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							