

BEG NE COR OF NW1/4 OF SE1/4, RU
W 1323.35 FT, N 660 FT, E 849.30
TO N LINE, E 473.43 FT TO POB, E

STORMANT LAURA/SAUNDERS TRAVIS
291 SW FANTASIA WAY
LAKE CITY, FL 32024

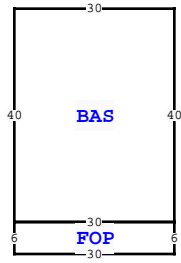
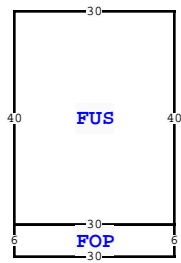
2026

14-5S-16-03615-001



ELEMENT		CD	BUILDING CHARACTERISTICS		
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 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		2	100		
Frame	01	NONE	100		
Stories	1.	1.	100		
Architectual	05	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	14516.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,200	100		1,200	88,984
FOP	180	30		54	4,004
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FUS	1,200	100		1,200	88,984
TOTALS	2,760			2,508	185,977

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MODULAR	1	100%	- 2007								
					Heated Area: 2400			HX Base Yr 2007				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			185,977
TOTAL MARKET OB/XF VALUE			5,900
TOTAL LAND VALUE - MARKET			70,500
TOTAL MARKET VALUE			205,515
SOH/AGL Deduction			50,437
ASSESSED VALUE			155,078
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			103,667
TOTAL JUST VALUE			262,377
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			263,616

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042710	Roof Replacement	7,657	09/08/2021
32382	M H	425	10/09/2014
24489	M H	275	05/09/2006
20032	M H	125	10/11/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1034/0359	12/22/2004	WD	Q	I		45,000
GRANTOR: ROBERT BEN ELLIS						
GRANTEE: LAURA STORMANT & TR						
1011/0505	3/17/2004	CT	Q	I	02	23,300
GRANTOR: CLERK OF COURT						
GRANTEE: BEN ELLIS						

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	0040	BARN, POLE	0	100	20	30			600.00	UT	3.00				1,800	
2	0031	BARN, MT AE	0	100	16	20			320.00	UT	10.00				3,200	
3	0166	CONC, PAVMT	0	100	0	0			1.00	UT	0.00				360	
4	0070	CARPORT UF	0	100	0	0			1.00	UT	0.00				540	

TOTAL OB/XF													5,900
291 SW FANTASIA WAY, LAKE CITY													
BLD DATE				LGL DATE				05/06/2026		MLU			
XF DATE				LAND DATE									
INC DATE				AG DATE									

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W30 S40 FOP= S6 E30 N6 W30\$ E30 N40\$ PTR= N30 FOP= N6 FUS= N40 W30 S40 E30\$ W30 S6 E30\$ S30\$.												

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	DPH 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	12,000.00	12,000.00	12,000								
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	5.85	AC		1.00	1.00	1.00	280.00	280.00	1,638								
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	5.85	AC		1.00	1.00	1.00	10,000.00	10,000.00	58,500								