COMM INTERS S LINE OF NE1/4 OF S OF SEC, RUN W 436.51 FT, N 500.6 FT TO E LINE OF SEC, S ALONG SEC

EDGAR ROBERT T/EDGAR NANCY E
1478 SW OLD WIRE RD
LAKE CITY, FL 32024

2027

14-5S-16-03618-000

BUILDING CHARACTERISTICS

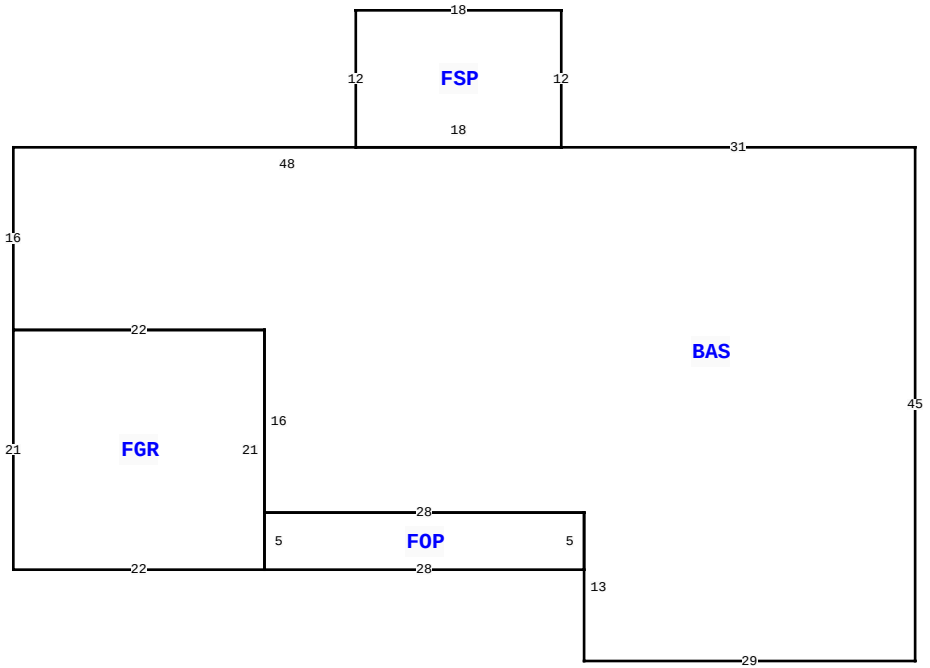
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	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	0100	SINGLE FAMILY
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	2,553	100		2,553	202,021
FGR	462	55		254	20,099
FOP	140	30		42	3,323
FSP	216	40		86	6,806
TOTALS	3,371			2,935	232,250

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,935	110.6750	121.74	357,307	1978	1978	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1995 Heated Area: 2553 HX Base Yr 1995



1478 SW OLD WIRE RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	150	
2	0296	SHED METAL	0	100	12	20	240.00	UT	5.00	5.00	100	1993	1993	3	100	1,200	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	300	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	800	
5	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		232,250
TOTAL MARKET OB/XF VALUE		8,150
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		305,400
SOH/AGL Deduction		133,968
ASSESSED VALUE		171,432
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		120,021
TOTAL JUST VALUE		305,400
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		309,635

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0785/2103	7/08/1993	WD	Q	I		95,000

GRANTOR: DELORES BRANNEN

GRANTEE: ROBERT T EDGAR

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W31 FSP= N12 W18 S12 E18$ W48 S16 FGR= S21 E22 N21W22$ E22 S16 FOP= S5 E28 N5 W28$ E28S13 E29 N45$.

LAND DESCRIPTION

TOTAL OB/XF 8,150

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	0100	C	SFR	100		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							

REVIEW DATE 02/06/2026 BY JB Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS