

BEG NE COR OF SE1/4 OF NW1/4, RU
W R/W OF SW NURSERY RD, SE ALONG
NW 486.74 FT TO SE R/W OF BRANFO

CREAMER LINDA M/BROWN AMY M
P O BOX 1625
LAKE CITY, FL 32056

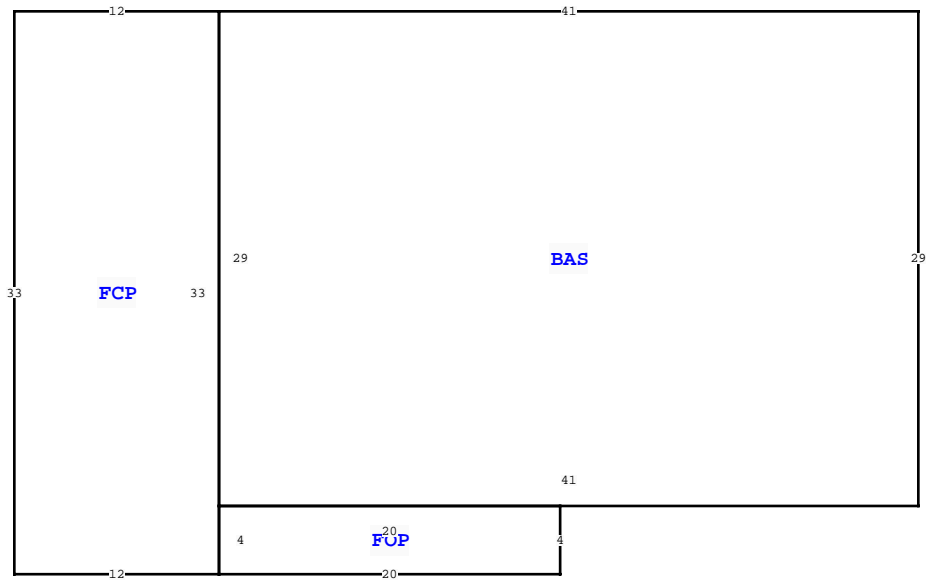
2026

15-4S-16-03015-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR 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		1	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	0117SFRES/OFFICE		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	15416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,189	100	
FCP	396	25	
FOP	80	30	
TOTALS	1,665		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0%	- 0	131.94	173,105	1969	1969	0	0	35.00	65.00
			Heated Area: 1189			HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			240,305
TOTAL MARKET OB/XF VALUE			25,659
TOTAL LAND VALUE - MARKET			32,500
TOTAL MARKET VALUE			298,464
SOH/AGL Deduction			0
ASSESSED VALUE			298,464
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			298,464
TOTAL JUST VALUE			298,464
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			298,464

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053784	Storage Building	85,000	08/05/2025
000053664	Right-of-Way Acce		07/29/2025
35533	MAINT/ALTR	155	07/11/2017
23087	ADDN COMM	321	05/02/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1341/2454	8/02/2017	PR U		I	11	0
GRANTOR: AMY M BROWN AS PR FOR						
GRANTEE: AMY BROWN, ANGELA A						
1327/1341	12/02/2016	PR U		I	11	0
GRANTOR: AMY M BROWN AS PR FOR						
GRANTEE: AMY BROWN, ANGELA A						

EXTRA FEATURES		BLD DATE		LGL DATE		LAND DATE		AG DATE	
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00
2	0294	SHED WOOD/	0	0	12	16	192.00	UT	7.50
3	0040	BARN, POLE	0	0	48	36	1,728.00	UT	2.50
4	0294	SHED WOOD/	0	0	22	21	462.00	UT	7.50
5	0294	SHED WOOD/	0	0	22	24	528.00	UT	7.50
6	0252	LEAN-TO W/	0	0	10	14	140.00	UT	2.00
7	0040	BARN, POLE	0	0	0	0	3,528.00	UT	3.00
8	0140	CLFENCE 6	0	0	0	0	980.00	UT	8.00
9	0166	CONC, PAVMT	0	0	0	0	1,008.00	UT	2.50

TOTAL OB/XF												25,659												
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	0111	C	SFR/COMMERCI	0		00	0.00	0.00	3.25	AC		1.00	1.00	1.00	10,000.00	10,000.00	32,500							

BUILDING NOTES	
BAS= W41 FCP= W12 S33 E12 N33\$ S29 FOP= S4 E20 N4 W20\$ E41 N29\$.	

BUILDING DIMENSIONS	
BAS= W41 FCP= W12 S33 E12 N33\$ S29 FOP= S4 E20 N4 W20\$ E41 N29\$.	

