COMM SE COR OF NE1/4, RUN N 25 F
RUN W 144.79 FT, N 550 FT, E 144
FT TO POB.

NETTLES BRUCE
413 SE ALDINE FEAGLE DR
LAKE CITY, FL 32025-7156

2027

15-5S-17-09245-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		1 100
Frame		N/A 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

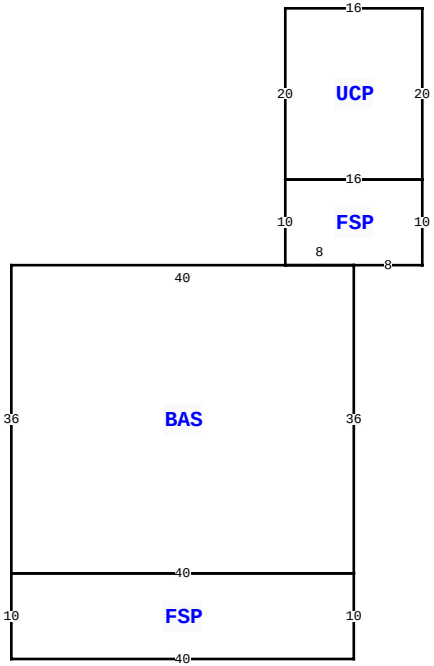
NEIGHBORHOOD/LOC 15517.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,440	100		1,440	100,498
FSP	160	40		64	4,467
FSP	400	40		160	11,166
UCP	320	20		64	4,467
TOTALS	2,320			1,728	120,598

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,728	97.6080	107.37	185,535	1978	1978	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1440 HX Base Yr



413 SE ALDINE FEAGLE DR, LAKE CITY

BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE | AG DATE 05/06/2026 MLU

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
3	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
4	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	120,598
TOTAL MARKET OB/XF VALUE	3,000
TOTAL LAND VALUE - MARKET	28,000
TOTAL MARKET VALUE	151,598
SOH/AGL Deduction	78,678
ASSESSED VALUE	72,920
TOTAL EXEMPTION VALUE	HX HB 47,920
BASE TAXABLE VALUE	25,000
TOTAL JUST VALUE	151,598
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	153,788

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0599/0122	8/01/1986	WD	Q	I		30,000

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S36 FSP= S10 E40 N10 W40$ E40 N36$ FSP= E8 N10 UCP= N20 W16 S20 E16 $ W16 S10 E8$.

LAND DESCRIPTION

TOTAL OB/XF 3,000

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	1.75	AC		1.00	1.00	1.00	16,000.00	16,000.00	28,000							

REVIEW DATE 05/21/2013 BY CM Total Acres: 1.75 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 11/17/2026 BY SYS