

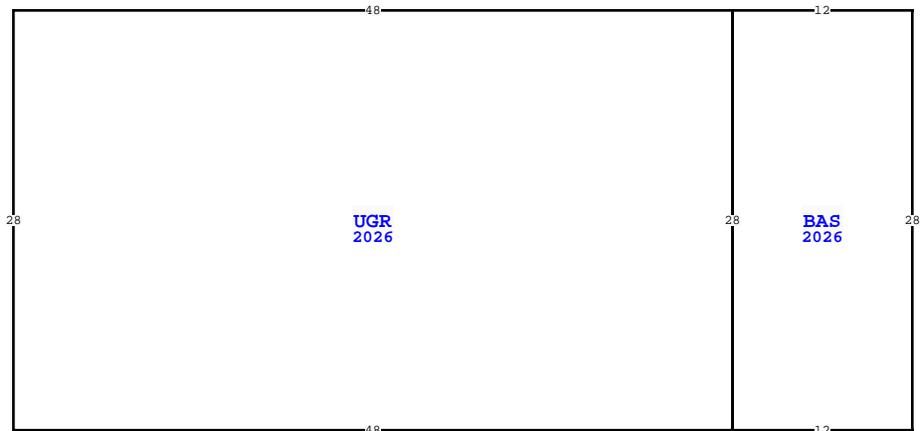
SE1/4 OF NE1/4 W OF REGISTER RD,
OF SE1/4 OF NE1/4, RUN W 250.42
TO C/L OF RD, SE ALONG C/L 203.1

ROBINETTE ANTHONY P/ROBINETTE SHANNON D
2418 NE OMAR TER
LAKE CITY, FL 32055

2026

17-1S-17-04532-000


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	27	PREFIN MTL 100	
Exterior Wall	00	N/A 0	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	13	LAM/VNLPLK 100	
Interior Floor	00	N/A 0	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		2 100	
Bathrooms		1 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Units		0 100	
Condition Adj	03	03 100	
Kitchen Adjus	01	01 100	
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	17117.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	336	100	2026
UGR	1,344	45	2026
TOTALS	1,680		941

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	STRG/CONV	100%	- 2026								
Heated Area: 336						HX Base Yr 2026					
											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE						
BAS	336	100	2026	336	20,436						
UGR	1,344	45	2026	605	36,796						
TOTALS	1,680			941	57,232						

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY				STANDARD	
VALUATION BY					
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE				57,232	
TOTAL MARKET OB/XF VALUE				17,796	
TOTAL LAND VALUE - MARKET				91,845	
TOTAL MARKET VALUE				166,873	
SOH/AGL Deduction				0	
ASSESSED VALUE				166,873	
TOTAL EXEMPTION VALUE				HX HB 51,411	
BASE TAXABLE VALUE				115,462	
TOTAL JUST VALUE				166,873	
NCON VALUE				57,232	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				129,801	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050340	Electrical Servic	0	07/12/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1554/441	11/14/2025	QC	U	I	11	100
GRANTOR: ROBINETTE ANTHONY P						
GRANTEE: ROBINETTE ANTHONY P						
1551/2296	10/15/2025	QC	U	I	11	100
GRANTOR: COMPASS ONE HOLDINGS						
GRANTEE: ROBINETTE ANTHONY P						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/11/2025	MLU

BUILDING NOTES	
UGR=[YR=2026;ORIG=15,10] E48 S28 W48 N28 \$	
BAS=[YR=2026;ORIG=63,10] E12 S28 W12 N28 \$	

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	18	14	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0214	GRN HOUSE	0	100	14	24	1.00	UT	0.00	0.00	100	0	0	3	100	600	
4	9946	Well	0	100	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000	
5	0041	BARN,MACH	0	100	22	24	384.00	UT	5.00	5.00	100	2004	2004	3	100	1,920	
6	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
7	0294	SHED WOOD/	0	100	10	12	120.00	UT	7.50	7.50	50	2004	2004	3	50	450	
8	0263	PRCH,USP	0	100	14	24	336.00	UT	11.00	11.00	100	2004	2004	3	100	3,696	
9	0040	BARN,POLE	0	100	24	18	432.00	UT	2.50	2.50	100	2004	2004	3	100	1,080	
10	0040	BARN,POLE	0	100	14	14	196.00	UT	2.50	2.50	100	2010	2010	3	100	490	
11	0294	SHED WOOD/	0	100	12	18	216.00	UT	10.00	10.00	100	2010	2010	3	100	2,160	

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	0100	C	SFR	100					20.41	AC		1.00	1.00	1.00	4,500.00	4,500.00	91,845							