

LOT 40 FIVE POINTS ACRES S/D.
787-1828, 789-1630, LE 1334-1001

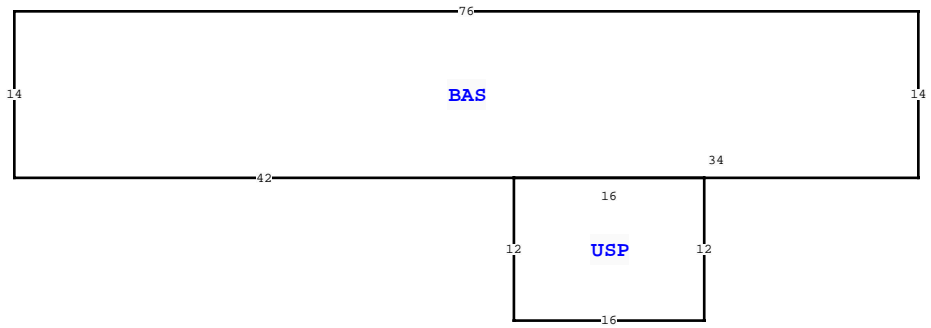
BULLARD TIMOTHY
219 NE COLVIN AVE
LAKE CITY, FL 32055

2026

17-3S-17-04967-040
17-3S-17-04967-040

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	02	1,131	84.0600	50.44	57,048	1990	1990	0	0	60.00	40.00		
1 MOBILE HME 0% - 2023 Heated Area: 1064 HX Base Yr													



Quality	03	03
DOR CODE	0200 MOBILE HOME	
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	17317.010 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,064	100
USP	192	35
TOTALS	1,256	1,131
		22,819

237 NE COLVIN AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	50	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2			Tax Dist:
BUILDING MARKET VALUE			22,819
TOTAL MARKET OB/XF VALUE			7,050
TOTAL LAND VALUE - MARKET			12,800
TOTAL MARKET VALUE			42,669
SOH/AGL Deduction			2,083
ASSESSED VALUE			40,586
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			40,586
TOTAL JUST VALUE			42,669
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			38,061

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1334/1001	4/06/2017	LE U	I	I	14	100
GRANTOR: JANICE S LANG (RESRV)						
GRANTEE: TIMOTHY BULLARD						
0789/1630	4/29/1994	QC Q	V	01		0
GRANTOR: TIMOTHY BULLARD						
GRANTEE: JANICE S LANG						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W76 S14 E42 USP= S12 E16 N12 W16\$ E34 N14\$.

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	0		A-1	0.00	0.00	1.02	AC		1.00	1.00	1.00	12,500.00	12,500.00	12,800							