

COMM NW COR OF NE1/4, RUN E  
399.83 FT, SE 520.70 FT, S  
3997.81 FT, E 532.59 FT FOR

HUNTER LORRAINE C  
3397 NW NASH RD  
LAKE CITY, FL 32055

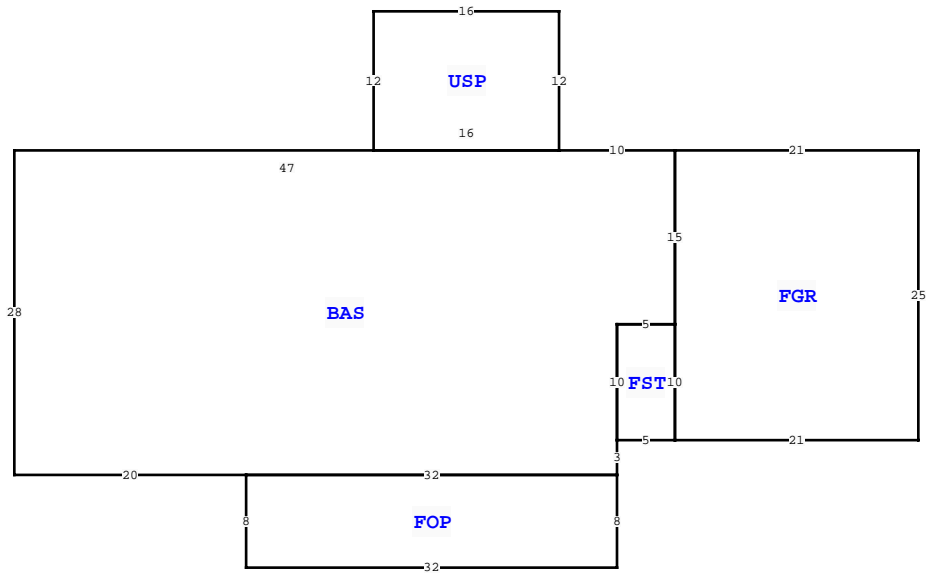
2026

18-3S-16-02177-119



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		2	100
Frame	02	WOOD FRAME	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	01
NEIGHBORHOOD/LOC	18316.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,531	100	
FGR	525	55	
FOP	256	30	
FST	50	55	
USP	192	35	
TOTALS	2,554		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2001								
Heated Area: 1531						HX Base Yr 2001					



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	194,444			
TOTAL MARKET OB/XF VALUE	3,709			
TOTAL LAND VALUE - MARKET	61,560			
TOTAL MARKET VALUE	259,713			
SOH/AGL Deduction	98,805			
ASSESSED VALUE	160,908			
TOTAL EXEMPTION VALUE	HX HB WX 56,411			
BASE TAXABLE VALUE	104,497			
TOTAL JUST VALUE	259,713			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	257,176			
LAND:2:1: ASSESSED AS LARGE TRACT JOINS OTHER PARC				
PRMT:1:1: RINDLE				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049344	Roof Replacement	18,500	03/04/2024
15976	SFR	235	08/31/1999
12850	M H	125	08/04/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0881/2450	6/07/1999	WD	Q	V		26,500
GRANTOR: RICHARDSON						
GRANTEE: HUNTER						
0857/2151	11/01/1997	WD	Q	V	01	0
GRANTOR: GEORGE RICHARDSON						
GRANTEE: CAROL T RICHARDSON						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC, PAVMT	0	100	17	18	306.00	UT	1.50	100	2000
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2005
3	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	100	2005
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2014
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2014
6	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2014

TOTAL OB/XF												3,709
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	04/22/2026	MLU					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W10 USP= N12 W16 S12 E16\$ W47 S28 E20 FOP= S8 E32 N8 W32\$ E32 N3 FST= E5 N10 W5 S10\$ N10 E5 FGR= S10 E21 N25 W21 S15\$ N15\$.											

LAND DESCRIPTION												TOTAL OB/XF												3,709
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		A-1	0.00	0.00	5.70	AC		1.00	1.00	0.90	12,000.00	10,800.00	61,560							