NW1/4 OF SW1/4 & N 713.22
FT OF SW1/4 OF SW1/4 & SE1/4
OF SE1/4 OF SW1/4 OF NW1/4 &

BICKEL BRIAN TRUSTEE OF THE
BRIAN BICKEL SR LIVING TRUST, 1604 SW DEKLE RD
LAKE CITY, FL 32024

2027

18-4S-16-03060-003

BUILDING CHARACTERISTICS

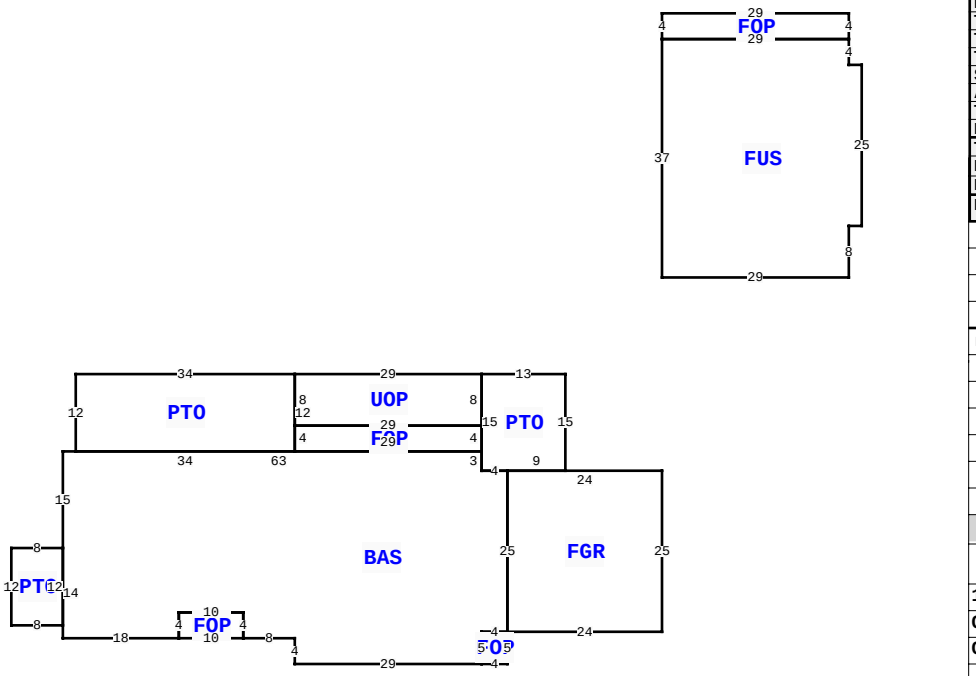
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	18416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,061	100		2,061	165,367
FGR	600	55		330	26,478
FOP	20	30		6	482
FOP	40	30		12	963
FOP	116	30		35	2,808
FOP	116	30		35	2,808
FUS	1,123	100		1,123	90,105
PTO	96	5		5	401
PTO	195	5		10	802
PTO	408	5		20	1,605
TOTALS	5,007			3,683	295,510

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,683	112.2188	123.44	454,630	1971	1971	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 3184 HX Base Yr



** This building has 11 Sub-Areas

1604 SW DEKLE RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/16/2023 MLU
INC DATE		AG DATE	

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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
2	0190	FPLC PF	0	100	0	0	2.00	UT	1,200.00	1,200.00	100	0	0	3	100	2,400	
3	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1990	1990	3	40	14,336	
4	0297	SHED CONCR	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	400	
5	0260	PAVEMENT-A	0	100	10	1658	16,580.00	UT	1.30	1.30	50	2006	2006	3	50	10,777	
6	0030	BARN,MT	0	0	34	48	1,632.00	UT	9.00	9.00	100	2006	2006	3	100	14,688	
7	0251	LEAN TO W/	0	100	12	48	576.00	UT	4.00	4.00	100	2006	2006	3	100	2,304	
8	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	2,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		295,510
TOTAL MARKET OB/XF VALUE		47,405
TOTAL LAND VALUE - MARKET		353,250
TOTAL MARKET VALUE		367,487
SOH/AGL Deduction		134,588
ASSESSED VALUE		232,899
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		181,488
TOTAL JUST VALUE		696,165
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		701,526

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1232/0629	3/26/2012	WD	U	I	11	100

GRANTOR: BRIAN BICKEL

GRANTEE: BRIAN BICKEL TRUSTE

BUILDING NOTES

BUILDING DIMENSIONS

FGR= W24 PTO= E9 N15 W13 S15E4$BAS= W4 N3 FOP= N4 UOP= N8 W29 S8 E29$ W29 S4 E29$ W63PTO= N12 E34 S12 W34$ W2 S15PTO= W8S12 E8 N12$ S14 E18 FOP= N4 E10 S4 W10$ N4 E10 S4E8 S4 E29 FOP= N5 E4 S5 W4$ N5 E4 N25 $ S25 E24 N25$ PTR= N30 FUS= N37 FOP= N4 E29 S4 W29$ E29 S4 E2 S25 W2 S8 W29$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 47,405

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	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	69.65	AC		1.00	1.00	1.00	281.00	281.00	19,572							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	69.65	AC		1.00	1.00	1.00	5,000.00	5,000.00	348,250							

REVIEW DATE 12/17/2024 BY JB Total Acres: 70.65 Total Land Value: 24,572 Market: 348,250 Agricultural: 19,572 Common: 5,000 PRINTED 11/17/2026 BY SYS