COMM S LINE OF SEC AT W R/W SR-4
R/W 138 FT FOR POB, CONT N 137.4
FT, N 6.98 FT TO S R/W OF ALICE

A BAR S LAND & CATTLE COMPANY
P O BOX 830
LAKE CITY, FL 32056

2026

18-4S-17-08473-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

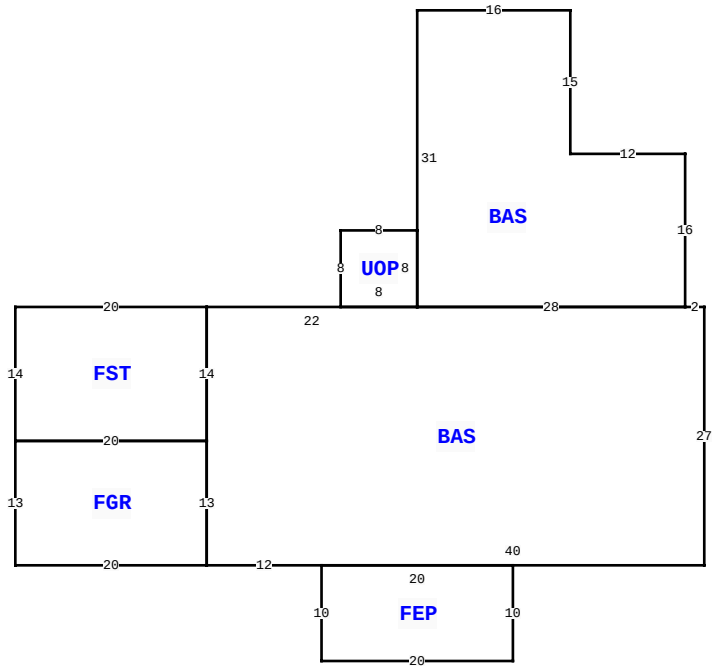
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 60
Exterior Wall	31	VINYL SID 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 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 06
NEIGHBORHOOD/LOC	18417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	688	100		688	53,405
BAS	1,404	100		1,404	108,983
FEP	200	80		160	12,420
FGR	260	55		143	11,100
FST	280	55		154	11,954
UOP	64	20		13	1,009
TOTALS	2,896			2,562	198,870

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,562	106.6240	119.42	305,954	1991	1991	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2021 Heated Area: 2092 HX Base Yr



132 SW ALICE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	198,870
TOTAL MARKET OB/XF VALUE	2,400
TOTAL LAND VALUE - MARKET	17,800
TOTAL MARKET VALUE	219,070
SOH/AGL Deduction	0
ASSESSED VALUE	219,070
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	219,070
TOTAL JUST VALUE	219,070
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	219,070

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1424/2177	11/23/2020	WD	U	I	37	189,000
GRANTOR: SANDRA L HUDSON TRUST						
GRANTEE: A BAR S LAND & CATT						
1247/0619	12/17/2012	WD	U	I	11	100
GRANTOR: ALICE M HUDSON						
GRANTEE: ALICE M HUDSON (RES						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W2 BAS= N16 W12 N15 W16 S31 E28$ W28 UOP= N8 W8 S8 E8$
W22 FST= W20 S14 E20 N14$ S14 FGR= W20 S13 E20 N13$ S13 E12
FEP= S10 E20 N10 W20$ E40 N27$.

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	0294	SHED WOOD/	0	0	8	8	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0070	CARPORT UF	0	0	8	12	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
3	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	
4	0130	CLFENCE 5	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 2,400

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	0		RSF-1	0.00	0.00	0.89	AC		1.00	1.00	1.00	20,000.00	20,000.00	17,800							

REVIEW DATE 05/10/2017 BY BC Total Acres: 0.89 Total Land Value: 17,800 Market: 0 Agricultural: 0 Common: 17,800 PRINTED 06/08/2026 BY SYS