

COMM NW COR OF SE1/4 OF NW1/4, R
TO POB, RUN E 224 FT, S 194.46 F
N 194.46 FT TO POB.

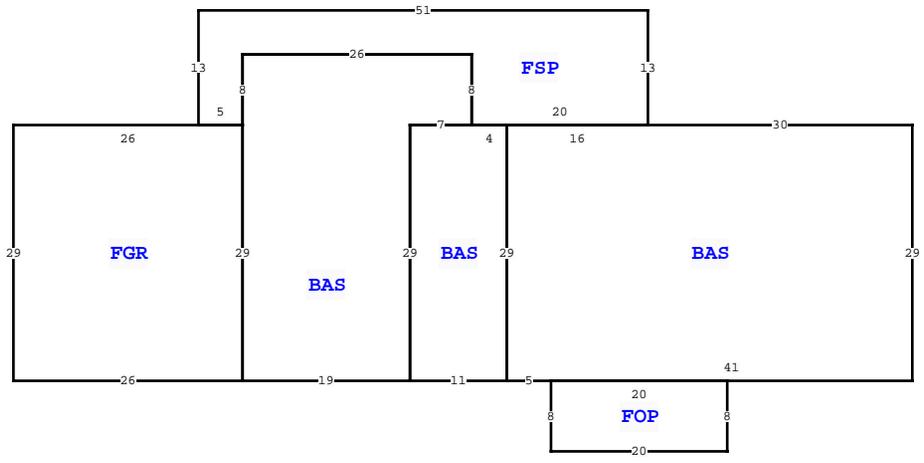
HERNDON ASHLEY/HERNDON JAMES TYLER
161 SW DYLAN WAY
LAKE CITY, FL 32025

2026

19-4S-17-08532-002

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	08	IRREGULAR	100
Roof Cover	14	PREFIN MT	100
Interior Wall	06	CUST PANEL	80
Interior Wall	05	DRYWALL 20	
Interior Floor	14	CARPET 70	
Interior Floor	15	HARDTILE 30	
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	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	19417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	319	100	
BAS	759	100	
BAS	1,334	100	
FGR	754	55	
FOP	160	30	
FSP	455	40	
TOTALS	3,781		

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%	- 2025								
Heated Area: 2412						HX Base Yr 2025					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		282,161	
TOTAL MARKET OB/XF VALUE		23,460	
TOTAL LAND VALUE - MARKET		13,000	
TOTAL MARKET VALUE		318,621	
SOH/AGL Deduction		0	
ASSESSED VALUE		318,621	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		267,210	
TOTAL JUST VALUE		318,621	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		313,973	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042055	Electrical Servic	0	06/01/2021
37444	MAINT/ALTR	90	11/15/2018
12470	ADDN SFR	95	05/01/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1521/599	8/13/2024	WD	Q	I	01	359,900
GRANTOR: FARMER SCOTT M						
GRANTEE: HERNDON ASHLEY						
1479/747	11/14/2022	WD	Q	I	01	329,000
GRANTOR: YAEGER MICHAEL D						
GRANTEE: FARMER SCOTT M						

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	0190	FPLC PF	0 100	0 0	1.00
2	0190	FPLC PF	0 100	0 0	1.00
3	0166	CONC, PAVMT	0 100	14 70	980.00
4	0120	CLFENCE 4	0 100	0 0	1.00
5	0104	GENERATOR	0 100	0 0	1.00
6	0070	CARPORT UF	0 100	0 0	1.00
7	0031	BARN, MT AE	0 100	0 0	1.00
8	0060	CARPORT F	0 100	0 0	1.00
9	0294	SHED WOOD/	0 100	0 0	1.00

TOTAL OB/XF												23,460			
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	0190	FPLC PF	0 100	0 0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0190	FPLC PF	0 100	0 0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
3	0166	CONC, PAVMT	0 100	14 70	980.00	UT	2.00	2.00	100	1993	1993	3	100	1,960	
4	0120	CLFENCE 4	0 100	0 0	1.00	UT	0.00	0.00	100	1993	1993	3	100	2,000	
5	0104	GENERATOR	0 100	0 0	1.00	UT	6,000.00	6,000.00	100	2022	2021		75	4,500	
6	0070	CARPORT UF	0 100	0 0	1.00	UT	1,800.00	1,800.00	100	2022	2021		100	1,800	
7	0031	BARN, MT AE	0 100	0 0	1.00	UT	7,500.00	7,500.00	100	2022	2021		100	7,500	
8	0060	CARPORT F	0 100	0 0	1.00	UT	2,500.00	2,500.00	100	2022	2021		100	2,500	
9	0294	SHED WOOD/	0 100	0 0	1.00	UT	800.00	800.00	100	2022	2021		100	800	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W30 W16 S29 E5 E41 N29 \$	
BAS=[ORIG=-50,0] N8 W26 S8 S29 E19 N29 E7 \$	
FGR=[ORIG=-76,0] W26 S29 E26 N29 \$	
FSP=[ORIG=-30,0] N13 W51 S13 E5 N8 E26 S8 E20 \$	
BAS=[ORIG=-46,0] W4 W7 S29 E11 N29 \$	
FOP=[ORIG=-41,29] S8 E20 N8 W20 \$	

LAND DESCRIPTION		TOTAL OB/XF																		23,460				
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	13,000.00	13,000.00	13,000							