COMM NW COR OF E 1/2 OF NE 1/4
420.93 FT, S 629.96 FT, W 7.73 F
N 79 DEG W 153.45 FT, N 13.74 FT

HARDEN JOHN SR/HARDEN SAMANTHA
201 SE BRANTLEY CT
LULU, FL 32061

2027

19-5S-18-10596-003

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 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	02	WOOD FRAME 100
Stories	1.	1. 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 02

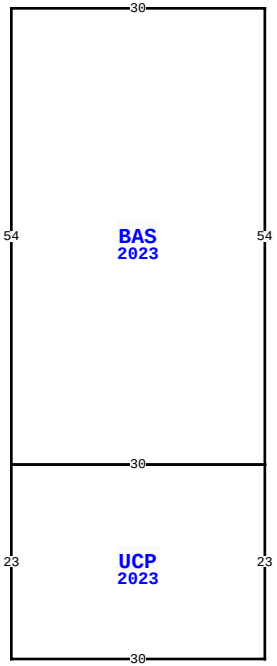
NEIGHBORHOOD/LOC 1518.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100	2023	1,620	98,233
UCP	690	20	2023	138	8,368
TOTALS	2,310			1,758	106,600

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0102	01	1,758	107.8000	64.68	113,707	2020	2020	0	0	0	6.25	93.75

1 STRG/CONV 100% - 2016 Heated Area: 1620 HX Base Yr 2016



201 SE BRANTLEY CT, LULU

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	2,000	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100	2023	2022		100	3,000	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	2023	2022		100	7,000	
5	0166	CONC,PAVMT	0	100	24	40	960.00	UT	3.00	3.00	100	2023	2022		100	2,880	
6	0060	CARPORT F	0	100	12	46	552.00	UT	5.00	5.00	100	2023	2022		100	2,760	
7	0294	SHED WOOD/	0	100	0	0	1.00	UT	5,000.00	5,000.00	100	2023	2022		100	5,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		106,600
TOTAL MARKET OB/XF VALUE		29,640
TOTAL LAND VALUE - MARKET		70,300
TOTAL MARKET VALUE		206,540
SOH/AGL Deduction		17,354
ASSESSED VALUE		189,186
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		137,775
TOTAL JUST VALUE		206,540
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		210,101

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045042	Mobile Home		07/26/2022
000044923	Mobile Home		07/11/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1465/2520	4/30/2022	QC	U	I	11	100
GRANTOR: STRICKLAND BRENDA						
GRANTEE: HARDEN JOHN SR						
1465/136	4/22/2022	QC	U	I	11	100
GRANTOR: HARDEN JOHN PAUL JR						
GRANTEE: STRICKLAND BRENDA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=-192,-10] E30 S54 W30 N54 $
UCP=[YR=2023;ORIG=-192,44] E30 S23 W30 N23 $
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LAND DESCRIPTION

TOTAL OB/XF 29,640

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			0.00	0.00	2.46	AC		1.00	1.00	1.00	10,000.00	10,000.00	24,600							
2	0000	C	VAC RES	100			0.00	0.00	3.89	AC		1.00	1.00	1.00	10,000.00	10,000.00	38,900							
3	0000	C	VAC RES	100			0.00	0.00	0.68	AC		1.00	1.00	1.00	10,000.00	10,000.00	6,800							

REVIEW DATE 07/10/2023 BY justin Total Acres: 7.03 Total Land Value: 70,300 Market: 0 Agricultural: 0 Common: 70,300 PRINTED 11/16/2026 BY SYS