

COMM SE COR OF SEC, RUN WEST
1323.64 FT, N 968.52 FT FOR
POB, RUN N 353 FT, W 250 FT,

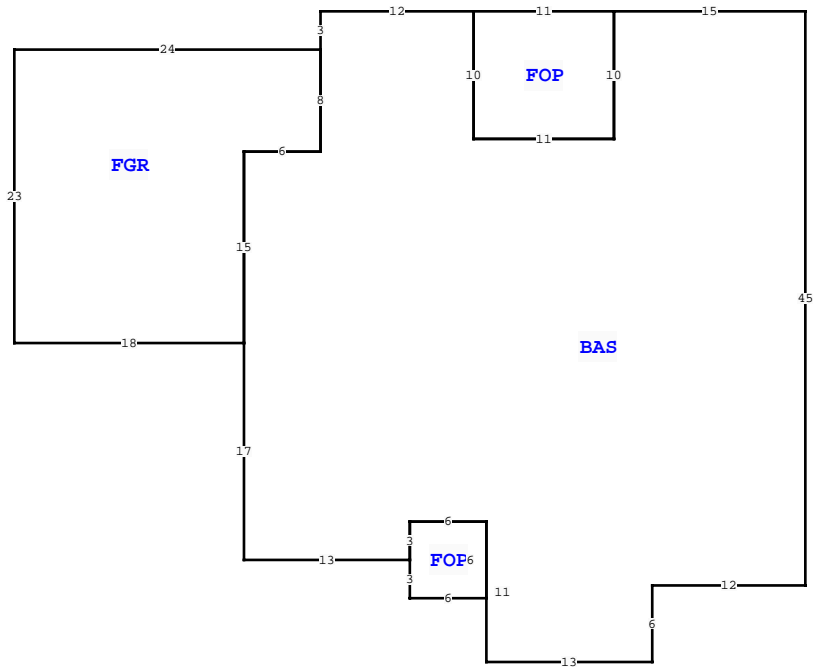
HARDEN GREGORY R
1046 SE LESLIE WOOD LN
LULU, FL 32061

2026

19-5S-18-10597-001
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BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
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	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	1518.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,826	100	
FGR	462	55	
FOP	36	30	
FOP	110	30	
TOTALS	2,434		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,124	120.3741	134.82	286,358	1995	2000	0	0	25.00	75.00	
1 SINGLE FAM 100% - 0												
Heated Area: 1826 HX Base Yr												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		214,768	
TOTAL MARKET OB/XF VALUE		9,837	
TOTAL LAND VALUE - MARKET		173,400	
TOTAL MARKET VALUE		245,663	
SOH/AGL Deduction		101,858	
ASSESSED VALUE		143,805	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		92,394	
TOTAL JUST VALUE		398,005	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		400,869	
XFOB:1:1: RIVE MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
8859	SFR	51,000	09/20/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1319/0749	7/27/2016	WD U		I	30	100
GRANTOR: JAMES RONALD & SANDRA						
GRANTEE: GREGORY R HARDEN						
1251/1558	3/20/2013	WD U		I	30	61,000
GRANTOR: SUZANNE, WENDELL B JR						
GRANTEE: GREGORY R HARDEN						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0294	SHED WOOD/	0	100	14	14	1.00	UT	1,300.00	1,300.00	25	0
2	0190	FPPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1995
3	0166	CONC, PAVMT	0	100	0	0	508.00	UT	1.50	1.50	100	1995
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	1995
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013
7	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2015
8	0251	LEAN TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2015

TOTAL OB/XF												
9,837												
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE							
			05/05/2023			MLU						

BUILDING NOTES						
1046 SE LESLIE WOOD LN, LULU						

BUILDING DIMENSIONS						
BAS= W15 FOP= W11 S10 E11 N10 S10 W11 N10 W12 S3 FGR= W24 S23 E18 N15 E6 N8 S8 W6 S15 S17 E13 FOP= S3 E6 N6 W6 S3 S3 N3 E6 S11 E13 N6 E12 N45 S.						

LAND DESCRIPTION													TOTAL OB/XF												
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		00	0.00	0.00	2.02	AC		1.00	1.00	1.00	7,500.00	7,500.00	15,150								
2	6200	A	PASTURE 3	0		00	0.00	0.00	21.10	AC		1.00	1.00	1.00	280.00	280.00	5,908								
3	9910	M	MKT. VAL. AG	0		00	0.00	0.00	21.10	AC		1.00	1.00	1.00	7,500.00	7,500.00	158,250								