20 FT OFF E SIDE OF S1/2 LOT 12
OF LOT 13 PINE NEEDLES ESTATES S

**HODSON FREDERICK E**
329 NE WINDALL LN
LAKE CITY, FL 32055

**2026**

**20-3S-17-05256-000**

## COLUMBIA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 0700 | MISC IMPROVED | |
| MAP NUM | | MKT AREA | 07 |
| NEIGHBORHOOD/LOC | 20317.020 1.00/ | | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| TOTALS | | | | | |

### MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

329 NE WINDALL LN, 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 | 0 |
| TOTAL MARKET OB/XF VALUE | 500 |
| TOTAL LAND VALUE - MARKET | 3,521 |
| TOTAL MARKET VALUE | 4,021 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 4,021 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 4,021 |
| TOTAL JUST VALUE | 4,021 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 4,021 |

XFOB:1:1: HOUSE IN BAD SHAPE

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1566/2554 | 4/27/2026 | QC | U | V | 11 | 100 |
| GRANTOR: HODSON FREDERICK E | | | | | | |
| GRANTEE: HODSON FREDERICK E | | | | | | |
| 1552/447 | 10/14/2025 | LE | U | V | 14 | 100 |
| GRANTOR: HODSON FREDERICK E (E | | | | | | |
| GRANTEE: MOCK AMY KOLEEN (RM | | | | | | |

### BUILDING NOTES

### BUILDING DIMENSIONS

### 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 | 0285 | SALVAGE | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 500 | |

### LAND DESCRIPTION

TOTAL OB/XF 500

| 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 | 0700 | C | MISC RES | 0 | | 00 | 0.00 | 0.00 | 11,737.50 | SF | | 1.00 | 1.00 | 0.60 | 0.50 | 0.30 | 3,521 | | | | | | | |

REVIEW DATE 08/28/2015 BY DF Total Acres: 0.27 Total Land Value: 3,521 Market: 0 Agricultural: 0 Common: 3,521 PRINTED 05/07/2026 BY SYS