(AKA THE WEST 165 FT OF LOTS K & SURVEY UNR): COMM INTERS N LINE SW1/4 & E R/W SR-47, RUN S ALONG

BULLARD CARL W JR
P O BOX 114
LAKE CITY, FL 32056

2027

20-3S-17-05360-000

BUILDING CHARACTERISTICS

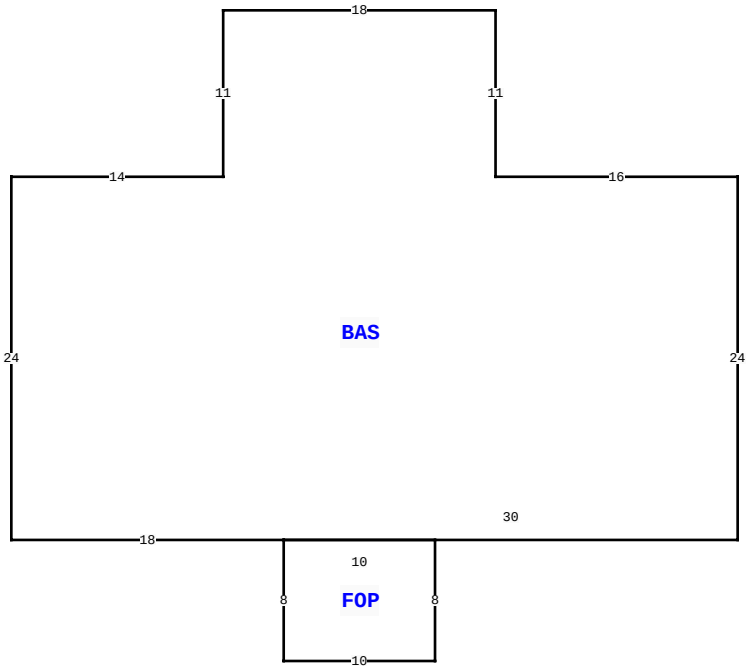
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame		N/A 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0108	SFRES/RENTAL
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	20317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,350	100		1,350	52,626
FOP	80	30		24	935
TOTALS	1,430			1,374	53,561

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0101	01	1,374	81.2160	64.97	89,269	1980	1980	0	0	0	40.00	60.00

2 SFR/MH CON 0% - 2023 Heated Area: 1350 HX Base Yr



1775 N US HIGHWAY 441 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
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	0294	SHED WOOD/	0	0	36	23	828.00	UT	8.00	8.00	100	0	0	3	100	6,624	
2	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	600	
3	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	53,561
TOTAL MARKET OB/XF VALUE	7,324
TOTAL LAND VALUE - MARKET	12,375
TOTAL MARKET VALUE	73,260
SOH/AGL Deduction	0
ASSESSED VALUE	73,260
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	73,260
TOTAL JUST VALUE	73,260
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	74,604

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31610	COMMERCIAL	425	11/25/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1507/394	1/29/2024	QC	U	I	11	100
GRANTOR: BULLARD CARL W SR						
GRANTEE: BULLARD CARL W SR						
1507/378	1/29/2024	WD	U	I	11	100
GRANTOR: BULLARD CARL W SR AS						
GRANTEE: BULLARD CARL W SR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 N11 W18 S11 W14 S24 E18 FOP= S8 E10 N8 W10$ E30 N24$.

LAND DESCRIPTION

TOTAL OB/XF 7,324

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/MH	100.00	165.00	16,500.00	SF		1.00	1.00	1.00	0.75	0.75	12,375							

REVIEW DATE 08/31/2015 BY DF Total Acres: 0.38 Total Land Value: 12,375 Market: 0 Agricultural: 0 Common: 12,375 PRINTED 11/17/2026 BY SYS