N1/2 OF MIDDLE 1/3 OF BLOCK 43 M

841-1811, 852-337, 856-1878, 861

RANKIN PHILLIP G/RANKIN LETICIA N
112 SW BLOOMINGTON TER
LAKE CITY, FL 32025

2026

22-5S-17-09340-036

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	22517.030 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

112 SW BLOOMINGTON TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	43,400
TOTAL LAND VALUE - MARKET	16,589
TOTAL MARKET VALUE	59,989
SOH/AGL Deduction	0
ASSESSED VALUE	59,989
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	59,989
TOTAL JUST VALUE	59,989
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	56,302

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043551	Storage Building	35,000	01/20/2022
35498	PUMP/UTPOL	50	06/29/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1331/0886	1/09/2017	QC	U	V	11	7,700
GRANTOR: GULF STREAM LLC						
GRANTEE: PHILLIP G & LETICIA						
1324/0820	7/20/2016	QC	U	V	11	900
GRANTOR: TAX EASE FLORIDA REO						
GRANTEE: GULF STREAM LLC						

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2023	2022		100	7,000	
2	0166	CONC,PAVMT	0	0	30	30	1.00	UT	3,600.00	3,600.00	100	2023	2022		100	3,600	
3	0294	SHED WOOD/	0	0	8	12	1.00	UT	300.00	300.00	100	2023	2022		100	300	
4	0030	BARN,MT	0	0	30	60	1.00	UT	32,500.00	32,500.00	100	2023	2022		100	32,500	

LAND DESCRIPTION

TOTAL OB/XF 43,400

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		A-1	0.00	0.00	0.72	AC		1.00	1.00	1.28	18,000.00	23,040.00	16,589							

REVIEW DATE 10/18/2022 BY JB Total Acres: 0.72 Total Land Value: 16,589 Market: 0 Agricultural: 0 Common: 16,589 PRINTED 06/08/2026 BY SYS