

COMM NE COR OF NW1/4, RUN S ALON  
 FT FOR POB, CONT S 1332.17 FT, W  
 688.36 FT, E 534.17 FT, N 644.25

WALFORD DANIEL L/HUSSAR GAIL M  
 340 SW HARTFORD WAY  
 LAKE CITY, FL 32024-9814

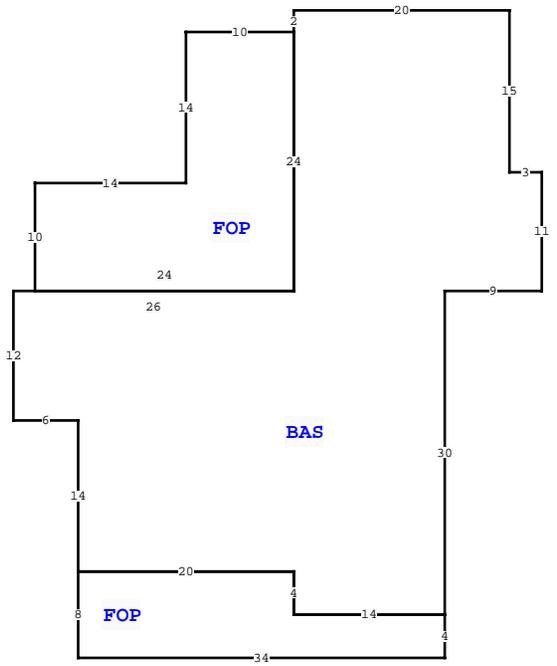
2026

23-5S-15-00464-004



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	15	HARDTILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	23515.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,565	100	
FOP	216	30	
FOP	380	30	
TOTALS	2,161		
			1,744
			189,119

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,744	118.9000	135.55	236,399	2005	2005	0	0	20.00	80.00
2 SINGLE FAM 100% - 1998 Heated Area: 1565 HX Base Yr 1998											



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				189,119		
TOTAL MARKET OB/XF VALUE				4,400		
TOTAL LAND VALUE - MARKET				157,500		
TOTAL MARKET VALUE				206,539		
SOH/AGL Deduction				74,060		
ASSESSED VALUE				132,479		
TOTAL EXEMPTION VALUE				HX HB 51,411		
BASE TAXABLE VALUE				81,068		
TOTAL JUST VALUE				351,019		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				327,521		
SALE:1:1: 22.50 AC						
BLDG:1:1: PARK MH (RP'D-GAIL HUSSAR)						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
17014	SFR	260	05/26/2000			
13523	M H	125	01/14/1998			
13250	PUMP/UTPOL	30	10/31/1997			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0838/0771	4/17/1997	WD	Q	V		39,400
GRANTOR: HOFFMAN						
GRANTEE: WALFORD & HUSSAR AS						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W20 S2 FOP= W10 S14 W14 S10 E24 N24\$ S24 W26 S12 E6 S14 FOP= S8 E34 N4 W14 N4 W20\$ E20 S4 E14 N30 E9 N11 W3 N15\$.						

EXTRA FEATURES																
L N	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	0020	BARN,FR	0	100	20	20	400.00	UT	10.00	100	2005	2005	3	100	4,000	
2	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2013	2013	3	100	200	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2013	2013	3	100	200	
TOTALS																
TOTAL OB/XF 4,400																

LAND DESCRIPTION																								
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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	7,000.00	7,000.00	7,000							
2	6200	A	PASTURE 3	0		00	0.00	0.00	21.50	AC		1.00	1.00	1.00	280.00	280.00	6,020							
3	9910	M	MKT.VAL.AG	0		00	0.00	0.00	21.50	AC		1.00	1.00	1.00	7,000.00	7,000.00	150,500							