

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

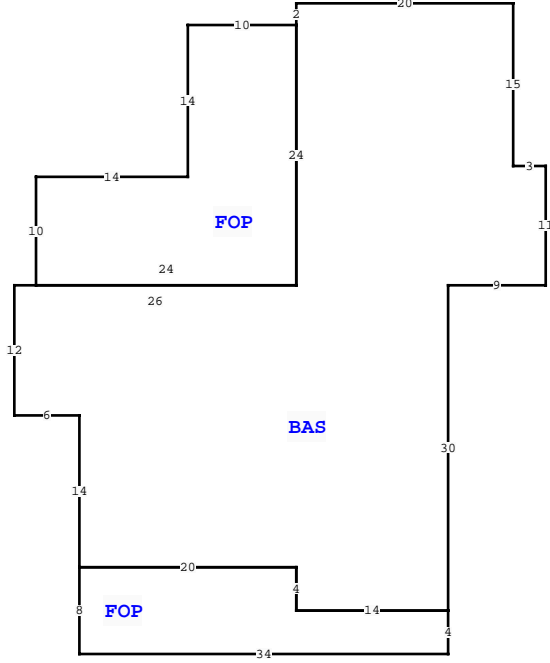
2026

23-5S-15-00464-004



ELEMENT		CD	BUILDING CHARACTERISTICS		
CONSTRUCTION					
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,565	100		1,565	166,729
FOP	216	30		65	6,925
FOP	380	30		114	12,145
TOTALS	2,161			1,744	185,798

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	133.17	232,248	2005	2005	0	0	20.00	80.00
2 SINGLE FAM 100% - 1998 Heated Area: 1565 HX Base Yr 1998											



340 SW HARTFORD WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026
INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			185,798
TOTAL MARKET OB/XF VALUE			4,400
TOTAL LAND VALUE - MARKET			157,500
TOTAL MARKET VALUE			203,218
SOH/AGL Deduction			70,739
ASSESSED VALUE			132,479
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			81,068
TOTAL JUST VALUE			347,698
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			327,521

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	

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		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							