

COMM AT THE SW COR OF SE1/4 RUN
TO POB. CONT N 260.00 FT, E 1005
663.70 FT TO S LINE OF SEC, THEN

FORD DONNA
985 SW HARTFORD WAY
LAKE CITY, FL 32024

2026

23-5S-15-00468-005



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual Units	05	CONV	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	3,160	100	
FOP	744	30	
TOTALS	3,904		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	SINGLE FAM	100% - 0		116.98	395,743	2000	2000	0	0	25.00	75.00

Heated Area: 3160 HX Base Yr

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			296,807
TOTAL MARKET OB/XF VALUE			11,370
TOTAL LAND VALUE - MARKET			110,880
TOTAL MARKET VALUE			375,319
SOH/AGL Deduction			141,915
ASSESSED VALUE			233,404
TOTAL EXEMPTION VALUE	HX HB WX		56,411
BASE TAXABLE VALUE			176,993
TOTAL JUST VALUE			419,057
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			407,895
BLDG:1:1:	GUERDON MH		
PRMT:1:1:	UTILITY POLE		
PERMIT NUM	DESCRIPTION	AMT	ISSUED
7870	PUMP/UTPOL	30	12/07/1993
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD SALE PRICE
1314/0203	4/20/2016	WD U	V 11 100
GRANTOR: GARY F MOSELEY & MARY			
GRANTEE: ROBERT W FORD & DON			
0492/0292	6/01/1982	WD Q	V 6,000
GRANTOR:			
GRANTEE:			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS= W22 S25 W65 S30 E25 FOP= S12 E62 N12 W62\$ E62 N55\$.			

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	0255	MBL HOME S	0	100	12	44	528.00	UT	1.00	1.00	30	1986	1986	3	30	158			
2	0294	SHED WOOD/	0	100	16	16	1.00	UT	600.00	600.00	50	1993	1993	3	50	300			
3	0040	BARN, POLE	0	0	40	96	3,840.00	UT	3.00	3.00	60	2006	2006	3	60	6,912			
4	9946	Well	0	0	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000			
TOTALS												3,904			3,383	296,807			

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	6.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	66,000							
2	6200	A	PASTURE 3	100					4.08	AC		1.00	1.00	1.00	280.00	280.00	1,142							
3	9910	M	MKT. VAL. AG	100					4.08	AC		1.00	1.00	1.00	11,000.00	11,000.00	44,880							