

BEG NW COR, RUN E 1299.62 FT,
S 1335.31 FT, E 353.10 FT, S
897.14 FT TO N R/W CR-18, W

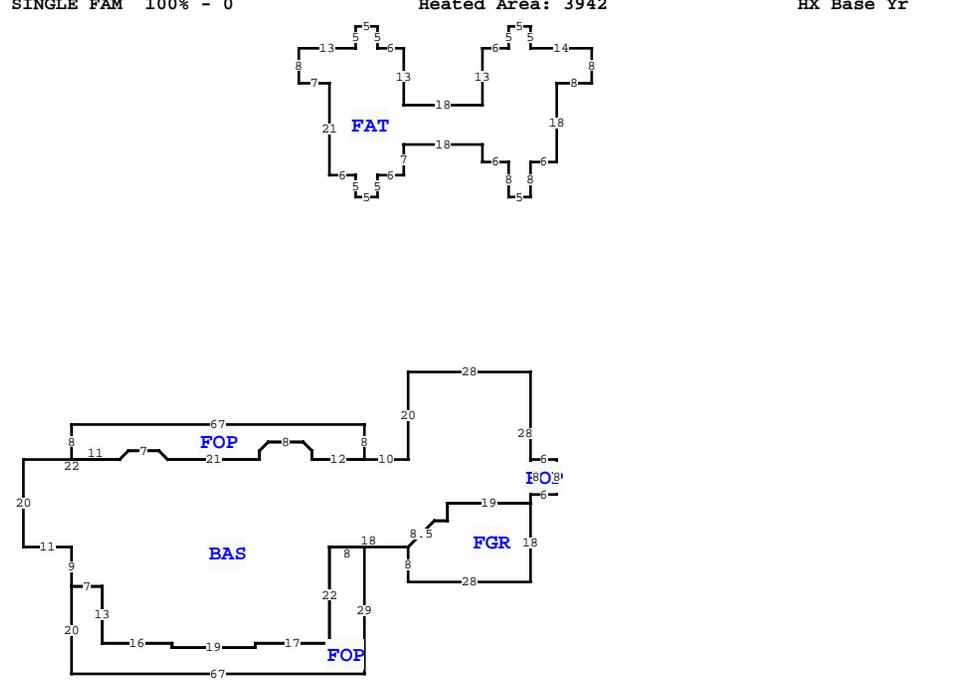
BROWN JAMES T JR/BROWN JOYE H
1043 SE COUNTY RD 18
LAKE CITY, FL 32024

2026

23-6S-17-09752-000


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 60	
Interior Floor	15	HARDTILE 40	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		3 100	
Frame	02	WOOD FRAME 100	
Stories	1.5	1.5 100	
Architectual Units	05	CONV 100	
Condition Adj	03	03 100	
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	23617.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,942	100	
FAT	1,332	20	
FGR	450	55	
FOP	48	30	
FOP	474	30	
FOP	717	30	
TOTALS	6,963		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	4,827	110.3235	125.77	607,092	2009	2009	0	0	16.00	84.00	
2 SINGLE FAM 100% - 0 Heated Area: 3942 HX Base Yr												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			509,957
TOTAL MARKET OB/XF VALUE			22,684
TOTAL LAND VALUE - MARKET			424,875
TOTAL MARKET VALUE			558,981
SOH/AGL Deduction			224,953
ASSESSED VALUE			334,028
TOTAL EXEMPTION VALUE	HX HB WX	56,411	
BASE TAXABLE VALUE			277,617
TOTAL JUST VALUE			957,516
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			877,269

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26364	SFR	1,152	10/25/2007
6052	M H	23,000	05/22/1992

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0785/1656	1/31/1994	WD	U	I	35	77,500
GRANTOR: CLIFFORD DICKS						
GRANTEE: JAMES T BROWN						
0653/0527	5/31/1988	AD	U	I	09	57,500
GRANTOR: DICKS CLIFFORD						
GRANTEE: BROWN JAMES						

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	55	26	1.00	UT	6,000.00	100	0	0	3	100	6,000	
2	0040	BARN,POLE	0	100	30	38	1.00	UT	0.00	100	1993	1993	3	100	500	
3	0260	PAVEMENT-A	0	100	0	0	20,100.00	UT	0.44	100	2005	2005	3	100	8,844	
4	0040	BARN,POLE	0	100	8	17	136.00	UT	2.50	100	2005	2005	3	100	340	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
TOTALS													22,684			

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

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	CONSVR	
1	0102	C	SFR/MH	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500								
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	74.25	AC		1.00	1.00	1.00	280.00	280.00	20,790								
3	5997	A	RIVERS/BAYS/	0		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	25.00	25.00	50								
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	76.25	AC		1.00	1.00	1.00	5,500.00	5,500.00	419,375								