LOT 3 DARWIN L PERRY S/D.
1071-2628, PB 1412-1951, PR 1432

PARNELL ANA ISABEL/PARNELL ANTHONY GLENN JR
4112 SW ICHETUCKNEE
LAKE CITY, FL 32024

**2026**

**25-5S-15-00479-203**

## COLUMBIA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 0700 | MISC IMPROVED | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 25515.020 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

4112 SW ICHETUCKNEE AVE, LAKE CITY

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

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 7,000 |
| TOTAL LAND VALUE - MARKET | 65,000 |
| TOTAL MARKET VALUE | 72,000 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 72,000 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 72,000 |
| TOTAL JUST VALUE | 72,000 |
| NCON VALUE | 3,000 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 59,000 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000054467 | Right-of-Way Acce | | 11/13/2025 |
| 000054366 | Mobile Home | | 10/30/2025 |
| 000054349 | Site Use Approval | | 10/29/2025 |
| 000054257 | Right-of-Way Acce | | 10/16/2025 |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1555/721 | 11/10/2025 | WD | U | V | 11 | 100 |
| GRANTOR: NAVARO MARIA L | | | | | | |
| GRANTEE: PARNELL ANTHONY GLE | | | | | | |
| 1548/1140 | 9/04/2025 | QC | U | I | 11 | 100 |
| GRANTOR: NAVARRO MARIA | | | | | | |
| GRANTEE: PARNELL ANA I | | | | | | |

### 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 | 9946 | Well | 0 | 0 | 0 | 0 | 1.00 | UT | 4,000.00 | 4,000.00 | 100 | | | 3 | 100 | 4,000 | |
| 2 | 9947 | Septic | 0 | 0 | 0 | 0 | 1.00 | UT | 3,000.00 | 3,000.00 | 100 | 2026 | 2025 | | 100 | 3,000 | |

### LAND DESCRIPTION

TOTAL OB/XF 7,000

| 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 | 0200 | C | MBL HM | 0 | | | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 65,000.00 | 65,000.00 | 65,000 | | | | | | | |

REVIEW DATE 03/19/2026 BY JB Total Acres: 5.51 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 06/08/2026 BY SYS