COMM NE1/4 OF SEC, S 1324.45 FT
SW1/4 OF NE1/4, E 668.52 FT FOR
635.47 FT TO W MAINT R/W OF SW S

HINES JAMES E/HINES CYNTHIA R
1122 SW SHEPPARD WAY
LAKE CITY, FL 32024

2027

25-5S-16-03710-003

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	25516.00	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

1122 SW SHEPPARD WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	12,800
TOTAL LAND VALUE - MARKET	99,000
TOTAL MARKET VALUE	111,800
SOH/AGL Deduction	0
ASSESSED VALUE	111,800
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	111,800
TOTAL JUST VALUE	111,800
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	111,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044873	Mobile Home		07/05/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1466/1031	5/09/2022	WD	Q	V	01	100,000
GRANTOR: T-PRICE CORPORATION						
GRANTEE: HINES JAMES E						
1454/1901	12/07/2021	WD	U	V	30	45,400
GRANTOR: BLUE SKY TIMBER-LAND						
GRANTEE: T-PRICE CORPORATION						

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	9945	Well/Sept	0	0	0	0	1.00	UT	9,500.00	9,500.00	100	2023	2022		100	9,500	
2	0296	SHED METAL	0	0	30	12	1.00	UT	2,500.00	2,500.00	100	2026	2025		100	2,500	
3	0040	BARN,POLE	0	0	24	24	1.00	UT	800.00	800.00	100	2026	2025		100	800	

LAND DESCRIPTION

TOTAL OB/XF 12,800

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	0700	C	MISC RES	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,000							

REVIEW DATE 03/10/2026 BY KS Total Acres: 9.00 Total Land Value: 99,000 Market: 0 Agricultural: 0 Common: 99,000 PRINTED 11/17/2026 BY SYS