

COMM NW COR OF NE1/4 OF SE1/4,
 RUN S 16.30 FT, E 3.53 FT, S
 7 FT, E ALONG S R/W OF CR-349

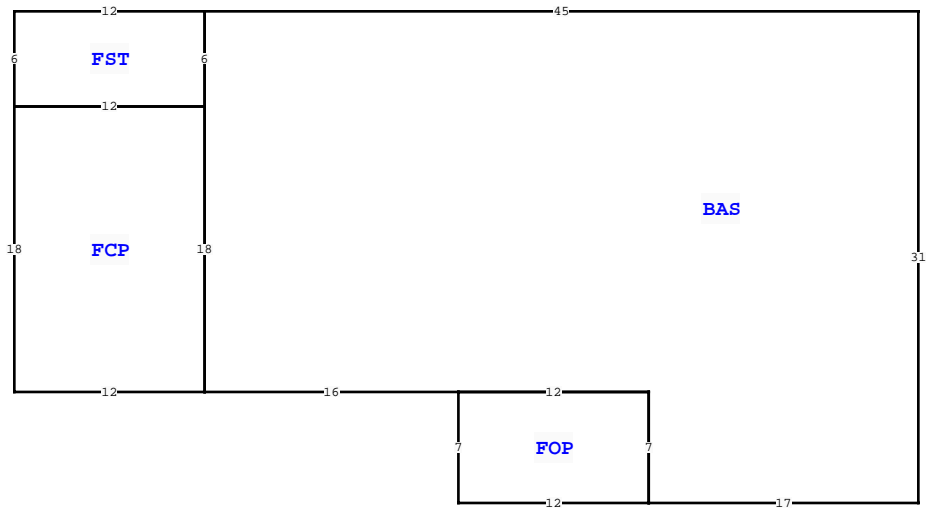
HOWELL FRANKLIN SIM
 12112 SE CR 245
 LULU, FL 32061

2026

25-5S-17-09382-001


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 90
Exterior Wall	31 VINYL SID 10
Roof Structure	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	08 SHT VINYL 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 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	0100 SINGLE FAMILY
MAP NUM	MKT AREA 02
NEIGHBORHOOD/LOC	25517.00 1.00/
AREA TYPE	TOTAL GROSS AREA
	PCT OF BASE
	YEAR
	TOT ADJ AREA
	SUBAREA MARKET VALUE
BAS	1,199 100 1,199 107,192
FCP	216 25 54 4,828
FOP	84 30 25 2,235
FST	72 55 40 3,576
TOTALS	1,571 1,318 117,831

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,318	122.8000	137.54	181,278	1989	1989	0	0	35.00	65.00
1 SINGLE FAM 100% - 0			Heated Area: 1199			HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			117,831
TOTAL MARKET OB/XF VALUE			5,200
TOTAL LAND VALUE - MARKET			42,000
TOTAL MARKET VALUE			165,031
SOH/AGL Deduction			69,580
ASSESSED VALUE			95,451
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			44,040
TOTAL JUST VALUE			165,031
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			165,031

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21717	M H	357	04/09/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W45 FST= W12 S6 E12 N6 S6 FCP= W12 S18 E12 N18 S18 E16 FOP= S7 E12 N7 W12 S E12 S7 E17 N31 S.	

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	100	0	0	3	100	2,000	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	100	1993	1993	3	100	200	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	100			3	100	3,000	
TOTALS															5,200	

LAND DESCRIPTION																								
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	2.00	AC		1.00	1.00	1.00	14,000.00	14,000.00	28,000							
2	0000	C	VAC RES	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	14,000.00	14,000.00	14,000							