

BEG SE COR OF NE1/4 OF NE1/4,  
 RUN N 420 FT ALONG E BOUNDARY  
 OF SEC, THENCE W 210 FT,

JENNINGS BRYANT D/JENNINGS ANGELA R  
 203 NW SPRING HILL COURT  
 LAKE CITY, FL 32055

**2026**

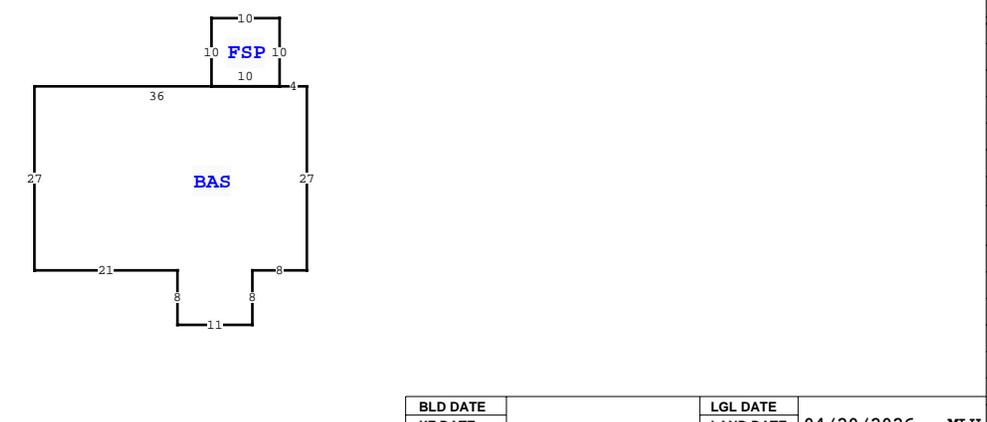
26-3S-15-00259-000  


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	02	1,402	119.0000	74.97	105,108	1987	1995	0	0	60.00	40.00		

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		82,008	
TOTAL MARKET OB/XF VALUE		35,980	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		157,988	
SOH/AGL Deduction		240	
ASSESSED VALUE		157,748	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		157,748	
TOTAL JUST VALUE		157,988	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		150,083	

Quality	05	05
DOR CODE	0202MOBILE HOME/M HOME	
MAP NUM	MKT AREA	01
NEIGHBORHOOD/LOC	26315.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,168	100
FSP	100	40
FST	144	55
UCP	576	20
TOTALS	1,988	1,402



PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054302	Electrical Servic		10/23/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1264/1600	11/08/2013	WD	U	I	30	100

GRANTOR: JAMES C BROTHERS  
 GRANTEE: BRYNAT D & ANGELA R  
 1103/2767 11/17/2006 WD Q I 200,000  
 GRANTOR: DEBRA HURST UPDEGROVE  
 GRANTEE: JAMES C BROTHERS

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	0040	BARN, POLE	0	0	15	12	180.00	UT	3.00	3.00	100	1993	1993	3	100	540
2	0031	BARN, MT AE	0	0	24	40	960.00	UT	12.00	12.00	100	1993	1993	3	100	11,520
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000
4	0294	SHED WOOD/	0	0	24	32	768.00	UT	14.00	14.00	100	1993	1993	3	100	10,752
5	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000
6	0070	CARPORT UF	0	0	32	8	256.00	UT	3.00	3.00	100	0	0	3	100	768
7	0251	LEAN TO W/	0	0	10	40	400.00	UT	4.00	4.00	100	2005	2005	3	100	1,600
8	0169	FENCE/WOOD	0	0	0	0	1.00	UT	800.00	800.00	100	2023	2022	1	100	800

TOTAL OB/XF													
35,980													

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[ORIG=0,0] W4 W36 S27 E21 S8 E11 N8 E8 N27 \$													
UCP=[ORIG=0,-30] N24 W24 S24 E24 \$													
FST=[ORIG=0,-54] N6 W24 S6 E24 \$													
FSP=[ORIG=-4,0] N10 W10 S10 E10 \$													

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	0200	C	MBL HM	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	20,000.00	20,000.00	20,000							
2	0200	C	MBL HM	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	20,000.00	20,000.00	20,000							

