

COMM NW COR OF SEC, RUN SE 1498.
 CONT SE 374.71 FT, S 987.61 FT,
 988.81 FT TO POB. (AKA LOT 3 LAK

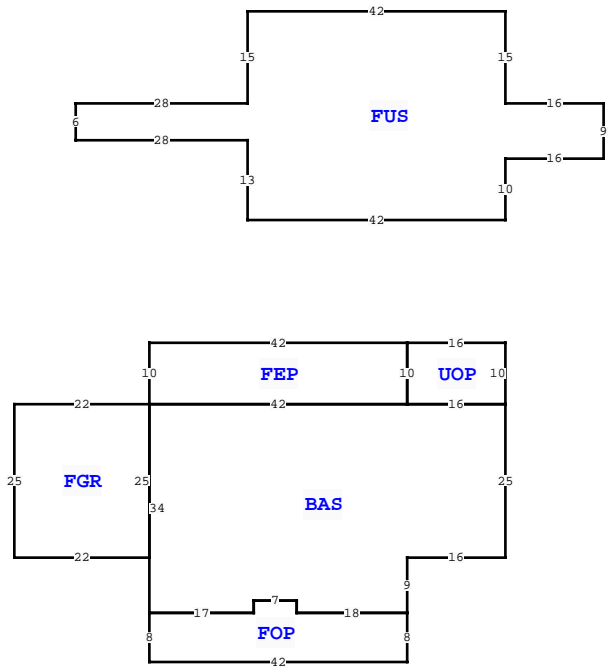
POTTLE CHRIS B LIVING TRUST A REVOCABLE LIVING TRU
 PO BOX 3477
 LAKE CITY, FL 32056

2026

26-3S-16-02306-005


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 17 | MSNRY STUC | 100 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 12 | MODULAR MT | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floor | 14 | CARPET 70 | |
| Interior Floor | 12 | HARDWOOD 30 | |
| Air Condition | 03 | CENTRAL | 100 |
| Heating Type | 04 | AIR DUCTED | 100 |
| Bedrooms | | 3 | 100 |
| Bathrooms | | 2 | 100 |
| Frame | 01 | NONE | 100 |
| Stories | | 2. | 100 |
| Architectual Units | 05 | CONV | 100 |
| Condition Adj | 03 | 03 | 100 |
| Kitchen Adjus | 01 | 01 | 100 |
| Quality | 06 | 06 | |
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | | MKT AREA | 06 |
| NEIGHBORHOOD/LOC | 26316.010 1.00/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,814 | 100 | |
| FEP | 420 | 80 | |
| FGR | 550 | 55 | |
| FOP | 350 | 30 | |
| FUS | 1,740 | 100 | |
| UOP | 160 | 20 | |
| TOTALS | 5,034 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | | |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | |
| 0100 | 01 | 4,329 | 117.8506 | 131.99 | 571,385 | 1984 | 1984 | 0 | 0 | 35.00 | 65.00 | |
| 1 SINGLE FAM 100% - 0 Heated Area: 3554 HX Base Yr | | | | | | | | | | | | |



| COLUMBIA COUNTY PROPERTY | | | |
|---------------------------|-----------|--|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 1 |
| VALUATION BY | | | STANDARD |
| Tax Group: 2 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 371,400 |
| TOTAL MARKET OB/XF VALUE | | | 20,030 |
| TOTAL LAND VALUE - MARKET | | | 225,000 |
| TOTAL MARKET VALUE | | | 616,430 |
| SOH/AGL Deduction | | | 305,552 |
| ASSESSED VALUE | | | 310,878 |
| TOTAL EXEMPTION VALUE | HX HB | | 51,411 |
| BASE TAXABLE VALUE | | | 259,467 |
| TOTAL JUST VALUE | | | 616,430 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 616,430 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|------------------|--------|------------|
| 000044970 | Roof Replacement | 23,000 | 07/15/2022 |

| SALES DATA | | | | | | |
|-------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1513/291 | 4/23/2024 | WD | U | I | 11 | 0 |

GRANTOR: POTTLE CHRIS B
 GRANTEE: POTTLE CHRISTOPHER
 0498/0003 9/01/1982 WD Q V 45,000
 GRANTOR:
 GRANTEE:

| 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 | 0260 | PAVEMENT-A | 0 | 100 | 10 | 760 | UT | 1.10 | 100 | 1993 | 1993 | 3 | 100 | 8,360 | |
| 2 | 0166 | CONC, PAVMT | 0 | 100 | 0 | 0 | UT | 0.00 | 100 | 0 | 0 | 3 | 100 | 1,120 | |
| 3 | 0080 | DECKING | 0 | 100 | 6 | 285 | UT | 5.00 | 100 | 1993 | 1993 | 3 | 100 | 8,550 | |
| 4 | 0180 | FPLC 1STRY | 0 | 100 | 0 | 0 | UT | 2,000.00 | 100 | 1993 | 1993 | 3 | 100 | 2,000 | |

| BUILDING NOTES | | | |
|----------------|--|--|--|
| | | | |

BUILDING DIMENSIONS
 UOP= N10 W16 S10 E16\$ BAS= W16 FEP= N10 W42 S10 E42\$ W42 FGR= W22 S25 E22 N25\$ S34 FOP= S8 E42 N8 W18 N2 W7 S2 W17\$ E17 N2 E7 S2 E18 N9 E16 N25\$ PTR= N30 FUS= N10 E16 N9 W16 N15 W42 S15 W28 S6 E28 S13 E42\$ S30\$.

| 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 | CONSRV | |
| 1 | 0133 | C | SFR LAKE | 100 | | 00 | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 225,000.00 | 225,000.00 | 225,000 | | | | | | | | |