BEG SW COR OF NE1/4, RUN N
739.60 FT, E 503.58 FT, S
742.47 FT, W 503.58 FT TO POB.

SEABOLDT JACK J SR/SEABOLDT RUTH S
516 SE SEABOLDT GLN
LAKE CITY, FL 32025

2027

26-4S-17-08740-001

BUILDING CHARACTERISTICS

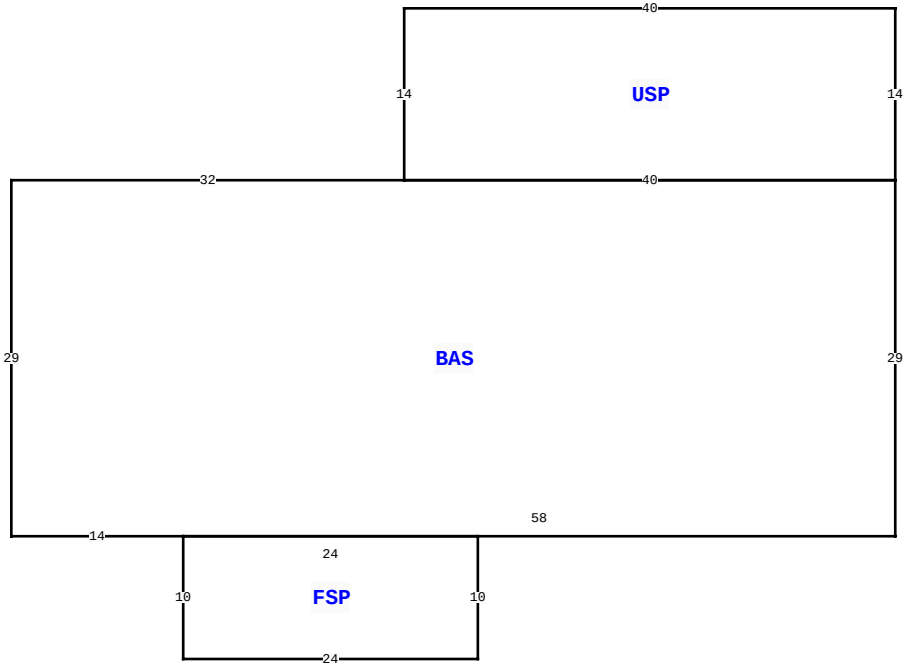
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	26417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,088	100		2,088	162,919
FSP	240	40		96	7,491
USP	560	35		196	15,293
TOTALS	2,888			2,380	185,702

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,380	109.1250	120.04	285,695	1973	1973	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1996 Heated Area: 2088 HX Base Yr 1996



516 SE SEABOLDT GLN, LAKE CITY

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

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	200	
3	0040	BARN,POLE	0	100	36	36	1.00	UT	0.00	0.00	100	0	0	3	100	1,200	
4	0031	BARN,MT AE	0	100	24	29	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	
5	0294	SHED WOOD/	0	100	12	40	1.00	UT	0.00	0.00	100	0	0	3	100	150	
6	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1992	1992	3	40	14,336	
7	0290	SAUNA	0	100	24	24	1.00	UT	0.00	0.00	100	1910	1910	3	100	1,500	
8	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	800	
9	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	500	
10	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 22,486

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	0100	C	SFR	100		A-1	0.00	0.00	8.55	AC		1.00	1.00	1.00	12,000.00	12,000.00	102,600							

REVIEW DATE 03/11/2026 BY robin Total Acres: 8.55 Total Land Value: 102,600 Market: 0 Agricultural: 0 Common: 102,600 PRINTED 11/17/2026 BY SYS

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	185,702
TOTAL MARKET OB/XF VALUE	29,686
TOTAL LAND VALUE - MARKET	102,600
TOTAL MARKET VALUE	317,988
SOH/AGL Deduction	143,572
ASSESSED VALUE	174,416
TOTAL EXEMPTION VALUE	HX HB SX WR 106,411
BASE TAXABLE VALUE	68,005
TOTAL JUST VALUE	317,988
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	321,361

SALE:1:1: 8.55 AC W/ IMPROVEMENTS SEND INQUIRY

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053420	Generator		06/20/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0814/0500	11/28/1995	WD	U	I	12	145,000

GRANTOR: RODNEY R & MARY ANN

GRANTEE: JACK J SR & RUTH S

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W32 S29 E14 FSP= S10 E24 N10 W24$ E58 N29 USP= N14 W40 S14 E40$ W40$.

BEG SW COR OF NE1/4, RUN N
739.60 FT, E 503.58 FT, S
742.47 FT, W 503.58 FT TO POB.

SEABOLDT JACK J SR/SEABOLDT RUTH S
516 SE SEABOLDT GLN
LAKE CITY, FL 32025

2027

26-4S-17-08740-001

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NEIGHBORHOOD/LOC	26417.00	1.00/	

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TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 — 3

VALUATION SUMMARY

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GRANTOR: RODNEY R & MARY ANN

GRANTEE: JACK J SR & RUTH S

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
11	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	
12	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	
13	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	
14	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	

LAND DESCRIPTION

TOTAL OB/XF 7,200

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

REVIEW DATE 03/11/2026 BY robin Total Acres: 8.55 Total Land Value: 102,600 Market: 0 Agricultural: 0 Common: 102,600 PRINTED 11/17/2026 BY SYS