LOT 65 SPRINGFIELD ESTATES PHASE

ORB 760-1081-1083, WD 1120-1970,

HAMPSON LOUIS/HAMPSON MONA
P O BOX 454
BRANFORD, FL 32008

2027

27-4S-16-03199-465

BUILDING CHARACTERISTICS

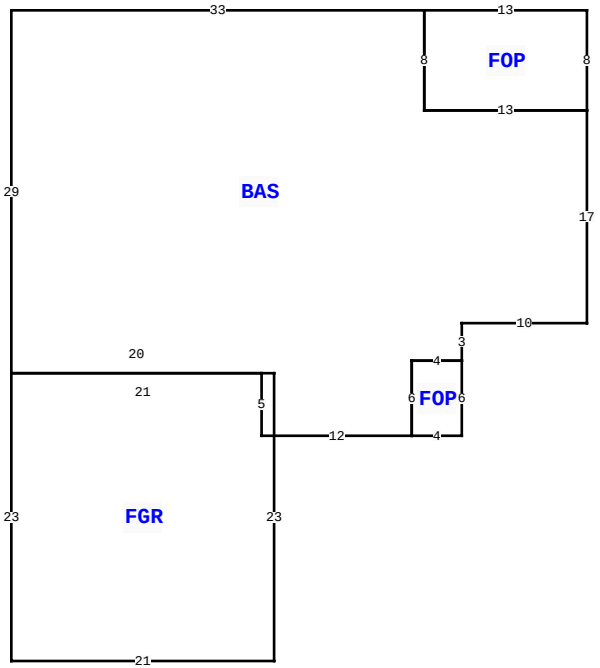
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame		N/A 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 01
NEIGHBORHOOD/LOC		27416.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,246	100		1,246	109,894
FGR	483	55		266	23,461
FOP	24	30		7	617
FOP	104	30		31	2,734
TOTALS	1,857			1,550	136,707

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,550	121.1760	133.29	206,600	1992	1992	0	0	0	33.83	66.17

1 SINGLE FAM 0% - 0 Heated Area: 1246 HX Base Yr



536 SW BRANDY WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 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	0	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0166	CONC,PAVMT	0	0	63	17	1,071.00	UT	1.50	1.50	100	0	0	3	100	1,607	
3	0120	CLFENCE 4	0	0	0	0	250.00	UT	7.50	7.50	50	1993	1993	3	50	938	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	136,707
TOTAL MARKET OB/XF VALUE	4,645
TOTAL LAND VALUE - MARKET	28,000
TOTAL MARKET VALUE	169,352
SOH/AGL Deduction	0
ASSESSED VALUE	169,352
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	169,352
TOTAL JUST VALUE	169,352
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	171,844

SALE:2:1: LOT 65 SPRINGFIELD

SALE:1:1: LOT 65 SPRINGFIELD

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1273/0697	4/22/2014	WD	U	I	18	65,000
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: LOUIS & MONA HAMPSO						
1264/2106	11/04/2013	WD	U	I	12	100
GRANTOR: SUNTRUST MORTGAGE INC						
GRANTEE: SECRETARY OF HOUSIN						

BUILDING NOTES

BUILDING DIMENSIONS

FOP= W13 N8 E13 S8$ BAS= W13N8 W33 S29 FGR= E21 S23 W21 N23$ E20 S5 E12 FOP= N6 E4 S6W4$ N6 E4N3 E10 N17$.

LAND DESCRIPTION

TOTAL OB/XF 4,645

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	0		RSF/MH	120.00	186.00	1.00	LT		1.00	1.00	1.00	28,000.00	28,000.00	28,000							

REVIEW DATE 07/19/2019 BY KR Total Acres: 0.51 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 11/17/2026 BY SYS