COMM SW COR OF NE1/4 OF SW1/4,
RUN N 485 FT, E 50.40 FT TO E
R/W CR-133, CONT E 470 FT TO E

MANTINI LOUIS & CYNTHIA/MANTINI CYNTHIA
5725 SE COUNTY CLUB ROAD
LAKE CITY, FL 32025

2027

27-4S-17-08773-000

BUILDING CHARACTERISTICS

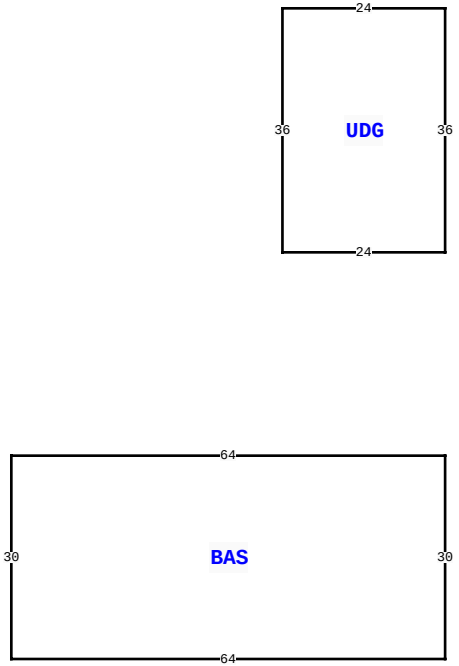
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	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	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	27417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,920	100		1,920	144,619
UDG	864	55		475	35,778
TOTALS	2,784			2,395	180,396

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,395	105.3420	115.88	277,533	1970	1989	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1998 Heated Area: 1920 HX Base Yr 1998



5725 SE COUNTRY CLUB RD, LAKE CITY

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
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	0031	BARN,MT AE	0	100	40	60	2,400.00	UT	3.00	3.00	100	0	0	3	100	7,200	
3	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
4	0280	POOL R/CON	0	100	12	32	384.00	UT	70.00	70.00	100	1999	1999	3	40	10,752	
5	0282	POOL ENCL	0	100	28	64	1,792.00	UT	15.00	15.00	100	1999	1999	3	40	10,752	
6	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	1999	1999	3	100	2,000	
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	
8	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	
9	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		180,396
TOTAL MARKET OB/XF VALUE		35,204
TOTAL LAND VALUE - MARKET		99,110
TOTAL MARKET VALUE		228,843
SOH/AGL Deduction		70,125
ASSESSED VALUE		158,718
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		107,307
TOTAL JUST VALUE		314,710
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		317,979

SALE:2:1: 9.01 ACRES WITH IMP

XFOB:1:1: DOR 1998

BLDG:1:1: EYB= REMOLDED 1989. DOR 1998

LAND:1:1: DOR 1998

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17016	POOL	145	05/26/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0844/2151	8/27/1997	WD	Q	I		115,000
GRANTOR: CARDIN						
GRANTEE: MANTINI						
0796/0074	9/23/1994	WD	U	I	12	112,000
GRANTOR: MICHAEL L & JUDY S PO						
GRANTEE: ROGER E & JUNE E CA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W64 S30 E64 N30$ PTR= N30 UDG= N36 W24 S36 E24$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 35,204

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	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	8.01	AC		1.00	1.00	1.00	280.00	280.00	2,243							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	8.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	88,110							

REVIEW DATE 06/23/2017 BY DF Total Acres: 9.01 Total Land Value: 13,243 Market: 88,110 Agricultural: 2,243 Common: 11,000 PRINTED 11/17/2026 BY SYS