

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

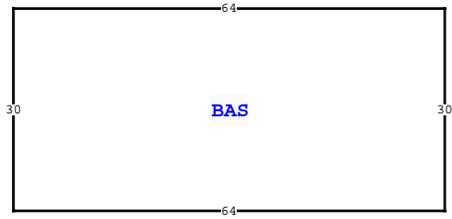
MANTINI LOUIS & CYNTHIA/MANTINI CYNTHIA
 5725 SE COUNTY CLUB ROAD
 LAKE CITY, FL 32025

2026

27-4S-17-08773-000


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 80	
Interior Floor	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 Units	05	CONV 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
BAS	1,920	100	
UDG	864	55	
TOTALS	2,784		

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	120.09	287,616	1970	1989	0	0	35.00	65.00	
1 SINGLE FAM 100% - 1998 Heated Area: 1920 HX Base Yr 1998												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			186,950
TOTAL MARKET OB/XF VALUE			35,204
TOTAL LAND VALUE - MARKET			99,110
TOTAL MARKET VALUE			235,397
SOH/AGL Deduction			81,237
ASSESSED VALUE			154,160
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			102,749
TOTAL JUST VALUE			321,264
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			304,464
SALE:2:1: 9.01 ACRES WITH IMP			
XFOB:1:1: DOR 1998			
BLDG:1:1: EYB= REMODELED 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 / 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			

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0
2	0031	BARN,MT AE	0	100	40	60	2,400.00	UT	3.00	3.00	100	0
3	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	1993
4	0280	POOL R/CON	0	100	12	32	384.00	UT	70.00	70.00	100	1999
5	0282	POOL ENCL	0	100	28	64	1,792.00	UT	15.00	15.00	100	1999
6	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	1999
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017
8	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017
9	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2017

TOTAL OB/XF												
35,204												
BLD DATE		LGL DATE										
XF DATE		LAND DATE	05/06/2026									
INC DATE		AG DATE	MLU									

BUILDING NOTES			

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

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
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	8.01	AC		1.00
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	8.01	AC		1.00