

PART OF LOT 12 BLOCK B RANCHETTE
SE COR OF NW1/4 OF NE1/4, N 50 F
N 178.28 FT, W 320.42 FT, S 178.

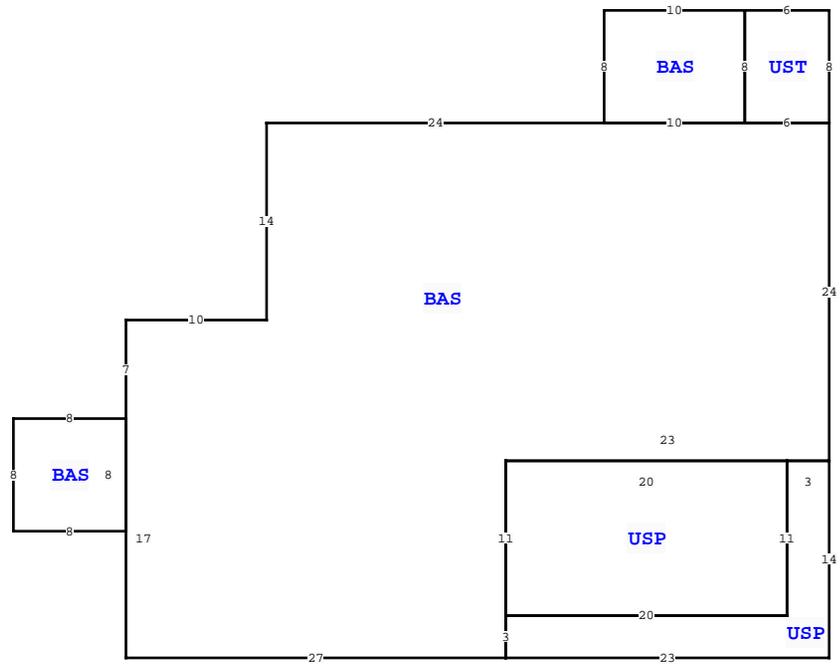
BART THOMAS A/BART SHELLY A
173 NW MALLARD PL
LAKE CITY, FL 32055

2026

28-3S-16-02357-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	04	PLYWOOD	100
Interior Floo	08	SHT VINYL	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	02	02	
DOR CODE	0102	SFRES/MOBILE HOME	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	28316.030	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	64	100	
BAS	80	100	
BAS	1,438	100	
USP	102	35	
USP	220	35	
UST	48	45	
TOTALS	1,952		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,717	74.2050	84.59	145,241	1964	1964	0	0	35.00	65.00
1 SINGLE FAM 0% - 0 Heated Area: 1582 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		125,217	
TOTAL MARKET OB/XF VALUE		8,448	
TOTAL LAND VALUE - MARKET		15,065	
TOTAL MARKET VALUE		148,730	
SOH/AGL Deduction		0	
ASSESSED VALUE		148,730	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		148,730	
TOTAL JUST VALUE		148,730	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		145,610	

LAND:1:1: ACREAGE CHANGE FOR 1995 - 1.31 AC
BLDG:1:1: UGR TO BAS93 USP TO UOP
SALE:1:1: PERSONAL REP DEED \$.70 STAMPS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22106	M H	250	07/19/2004
12635	M H	125	06/11/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1018/2425	6/22/2004	WD	U	I	07	34,000

GRANTOR: BENNY J BATTLE JR
GRANTEE: THOMAS A & SHELLEY
0793/0488 7/15/1994 PR U I 11 0
GRANTOR: J T BATTLE SR ESTATE
GRANTEE: BENNY J BATTLE JR

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0294	SHED WOOD/	0	0	12	16	192.00	UT	7.50	7.50	40
2	0030	BARN, MT	0	0	42	58	2,436.00	UT	2.50	2.50	80
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100

TOTAL OB/XF											
8,448											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	0		RSF/MH	0.00	0.00	1.31	AC	1.00

BUILDING NOTES											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
05/09/2022 MLU											

BUILDING DIMENSIONS											
BAS= W24 S14 W10S7BAS= W8 S8E8 N8S17 E27USP= E23 N14 W3 S11 W20 S3\$ N3 USP= E20 N11 W20 S11\$ N11 E23 N24 UST= N8 W6 S8 E6\$ W6 BAS= N8 W10 S8 E10\$ W10\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	0		RSF/MH	0.00	0.00	1.31	AC	1.00

