LOT 14 BAR D ESTATES UNIT 2.
794-1301, CT 1516-2051, WD 1520-

SEDGWICK MORGAN/BRUMMELS DUSTIN
226 SW CLINT WAY
LAKE CITY, FL 32024

2026

29-5S-17-09449-214

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	29517.010	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

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

226 SW CLINT WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	50,000
TOTAL MARKET VALUE	57,000
SOH/AGL Deduction	7,500
ASSESSED VALUE	49,500
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	49,500
TOTAL JUST VALUE	57,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	45,000

PRMT:2:1: 6 MTS TVL TRL

PRMT:1:1: V. SMITH MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054602	Mobile Home		12/01/2025
000054526	Right-of-Way Acce		11/19/2025
21315	M H	123	12/05/2003
17840	M H	75	01/18/2001
10927	M H	125	03/22/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1520/1992	7/29/2024	WD	Q	I	01	55,000
GRANTOR: DLC CATTLE CO INC						
GRANTEE: SEDGWICK MORGAN						
1516/2051	6/12/2024	CT	U	I	18	100
GRANTOR: CLERK OF COURT						
GRANTEE: DLC CATTLE COMPANY						

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
1	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

REVIEW DATE 01/22/2026 BY justin Total Acres: 5.14 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 05/08/2026 BY SYS