

COMM NW COR OF SW1/4, S 696.87 F
SAL RR, E 1491.04 FT, N 463.20 F
259.09 FT, N 333.12 FT TO S R/W

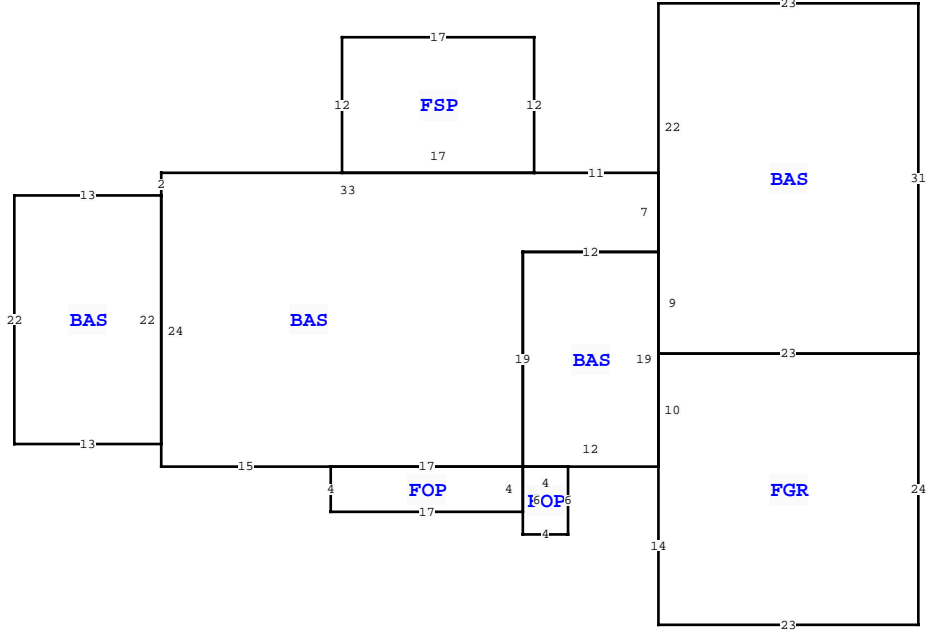
BULTHUIS HOWARD JR
131 NW BULTHUIS CT
LAKE CITY, FL 32055

2026

30-3S-17-05869-004

| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 19 | COMMON BRK | 100 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floo | 08 | SHT VINYL | 100 |
| Air Condition | 03 | CENTRAL | 100 |
| Heating Type | 04 | AIR DUCTED | 100 |
| Bedrooms | | 4 | 100 |
| Bathrooms | | 2 | 100 |
| Frame | 02 | WOOD FRAME | 100 |
| Stories | 1. | 1. | 100 |
| Architctual | 05 | CONV | 100 |
| Units | | 0 | 100 |
| Condition Adj | 03 | 03 | 100 |
| Kitchen Adjus | 01 | 01 | 100 |
| Quality | 06 | 06 | |
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | | MKT AREA | 06 |
| NEIGHBORHOOD/LOC | 30317.00 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 228 | 100 | |
| BAS | 286 | 100 | |
| BAS | 713 | 100 | |
| BAS | 916 | 100 | |
| FGR | 552 | 55 | |
| FOP | 24 | 30 | |
| FOP | 68 | 30 | |
| FSP | 204 | 40 | |
| TOTALS | 2,991 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|--------------------|-----|-------------|-------------------|----------------|-----------------|------|------|------|------|-------|--------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 0100 | 01 | 2,556 | 111.8880 | 125.31 | 320,292 | 2002 | 2002 | 0 | 0 | 23.00 | 77.00 |
| 2 SINGLE FAM | | 100% - 2003 | Heated Area: 2143 | | HX Base Yr 2003 | | | | | | |



| COLUMBIA COUNTY PROPERTY | | | | PAGE 1 of 2 | 2 | |
|--|-------------|--------------|------------|-------------|--------|------------|
| VALUATION SUMMARY | | | | | | |
| VALUATION BY | | STANDARD | | | | |
| Tax Group: 2 | | Tax Dist: | | | | |
| BUILDING MARKET VALUE | | 246,625 | | | | |
| TOTAL MARKET OB/XF VALUE | | 14,616 | | | | |
| TOTAL LAND VALUE - MARKET | | 100,355 | | | | |
| TOTAL MARKET VALUE | | 361,596 | | | | |
| SOH/AGL Deduction | | 221,203 | | | | |
| ASSESSED VALUE | | 140,393 | | | | |
| TOTAL EXEMPTION VALUE | | HX HB 51,411 | | | | |
| BASE TAXABLE VALUE | | 88,982 | | | | |
| TOTAL JUST VALUE | | 361,596 | | | | |
| NCON VALUE | | 0 | | | | |
| INCOME VALUE | | | | | | |
| PREVIOUS YEAR MKT VALUE | | 364,799 | | | | |
| SALE:1:1: \$.70 STAMPS | | | | | | |
| BLDG:1:1: COUNT MH | | | | | | |
| XFOP:1:1: COUNT MH | | | | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED | | | |
| 20965 | ADDN SFR | 358 | 08/07/2003 | | | |
| 19694 | SFR | 172 | 06/28/2002 | | | |
| SALES DATA | | | | | | |
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1536/883 | 3/20/2025 | LE | U | I | 14 | 100 |
| GRANTOR: BULTHUIS HOWARD JR (E) | | | | | | |
| GRANTEE: BULTHUIS DAWSON HOW | | | | | | |
| 1402/1538 | 1/03/2020 | PB | U | I | 18 | 0 |
| GRANTOR: CLERK OF COURT | | | | | | |
| GRANTEE: HOWARD BULTHUIS JR | | | | | | |
| BUILDING NOTES | | | | | | |
| BUILDING DIMENSIONS | | | | | | |
| BAS= W11 FSP= N12 W17 S12 E17\$ W33 S2 BAS= W13 S22 E13 N22\$ S24E15 FOP= S4 E17 N4 W17\$ E17 FOP= S6 E4 N6 W4\$ BAS= E12 FGR= S14 E23 N24 W23 S10\$ N19 W12 S19\$ N19 E12 BAS= S9 E23 N31 W23 S22\$ N7\$. | | | | | | |

| EXTRA FEATURES | | | | | | | | | | | | BLD DATE | | LGL DATE | | | | |
|----------------|------------|-------------|---------|-----|----|-------|----------|-------|----------------|-----------|---------|-------------|---|----------|-----------------|-------|----------|----------|
| L N | 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 | BLD DATE | LGL DATE |
| 1 | 0070 | CARPOT UF | 0 | 100 | 20 | 21 | 1.00 | UT | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 500 | | | |
| 2 | 0166 | CONC, PAVMT | 0 | 100 | 4 | 12 | 48.00 | UT | 2.00 | 100 | 2002 | 2002 | 3 | 100 | 96 | | | |
| 3 | 0166 | CONC, PAVMT | 0 | 100 | 0 | 0 | 1,560.00 | UT | 2.00 | 100 | 2004 | 2004 | 3 | 100 | 3,120 | | | |
| 4 | 0258 | PATIO | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 2011 | 2011 | 3 | 100 | 100 | | | |
| 5 | 9945 | Well/Sept | 0 | 100 | 0 | 0 | 1.00 | UT | 7,000.00 | 100 | | | 3 | 100 | 7,000 | | | |
| 6 | 0294 | SHED WOOD/ | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 2011 | 2011 | 3 | 100 | 50 | | | |
| 7 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 2011 | 2011 | 3 | 100 | 50 | | | |
| 8 | 0060 | CARPOT F | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 2011 | 2011 | 3 | 100 | 600 | | | |
| 9 | 0296 | SHED METAL | 0 | 100 | 24 | 24 | 1.00 | UT | 0.00 | 100 | 1997 | 1997 | 3 | 100 | 2,500 | | | |
| 10 | 0070 | CARPOT UF | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 2011 | 2011 | 3 | 100 | 300 | | | |
| TOTAL OB/XF | | | | | | | | | | | | 14,316 | | | | | | |

| LAND DESCRIPTION | | | | | | | | | | | | TOTAL OB/XF | | | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-------------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPH 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 | | 00 | 0.00 | 0.00 | 1.73 | AC | | 1.00 | 1.00 | 1.00 | 5,500.00 | 5,500.00 | 9,515 | | | | | | | |
| 2 | 0700 | C | MISC RES | 100 | | 00 | 0.00 | 0.00 | 9.69 | AC | | 1.00 | 1.00 | 1.00 | 9,000.00 | 9,000.00 | 87,210 | | | | | | | |
| 3 | 0000 | C | VAC RES | 100 | | 00 | 0.00 | 0.00 | 0.66 | AC | | 1.00 | 1.00 | 1.00 | 5,500.00 | 5,500.00 | 3,630 | | | | | | | |

