

COMM SE COR OF SW1/4, RUN N 33 D
 FT, N 21 DEG W 793.38 FT VOR POB
 DEG W 717.76 FT, E'LY 880.21 FT

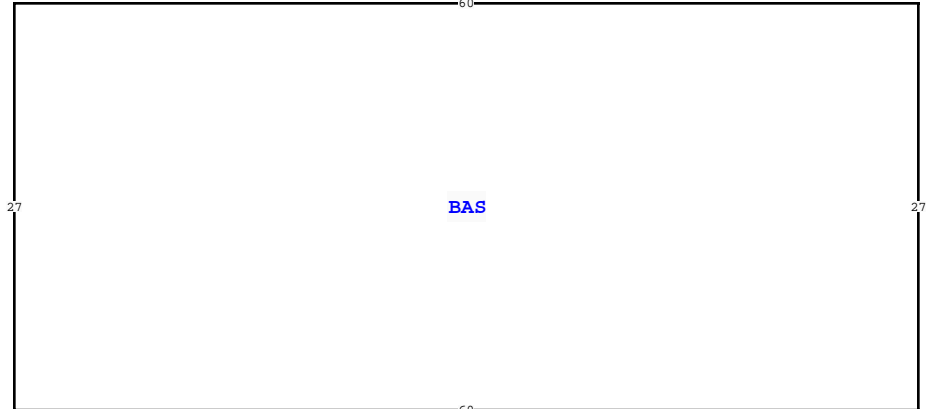
HEPPNER MICHAEL W/HEPPNER PATRICIA A
 5726 SE COUNTY ROAD 252
 LAKE CITY, FL 32025

2026

30-4S-18-10513-005


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	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	04
NEIGHBORHOOD/LOC	1418.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,620	100	
TOTALS	1,620		45,840

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 2006	70.74	114,599	1994	1994	0	0	60.00	40.00
				Heated Area: 1620			HX Base Yr 2006				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		45,840	
TOTAL MARKET OB/XF VALUE		13,500	
TOTAL LAND VALUE - MARKET		70,070	
TOTAL MARKET VALUE		70,349	
SOH/AGL Deduction		31,695	
ASSESSED VALUE		38,654	
TOTAL EXEMPTION VALUE		HX HB 13 37,045	
BASE TAXABLE VALUE		1,609	
TOTAL JUST VALUE		129,410	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		129,410	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38421	PUMP/UTPOL	50	07/31/2019
28521	M H	464	04/29/2010
23065	M H	340	04/25/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0965/0238	10/18/2002	WD	Q	V		34,500
GRANTOR: PHILLIP MILLER						
GRANTEE: MICHAEL & PATRICIA						
0928/2305	6/12/2001	WD	Q	V		22,300
GRANTOR: J L DICKS						
GRANTEE: PHILLIP MILLER						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	2005
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2013
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	2013
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2013
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100	
6	0080	DECKING	0	100	0	0	1.00	UT	0.00	100	2013
7	9947	Septic	0	0	0	0	1.00	UT	3,000.00	100	

TOTAL OB/XF												13,500
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE							
				04/11/2025	MLU							

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W60 S27 E60 N27S.											

LAND DESCRIPTION												TOTAL OB/XF												13,500
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	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	7,000.00	7,000.00	7,000							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.01	AC		1.00	1.00	1.00	7,000.00	7,000.00	63,070							
3	5500	A	TIMBER 2	0		A-1	0.00	0.00	9.01	AC		1.00	1.00	1.00	445.00	445.00	4,009							