

COMM NE COR OF NW1/4, RUN S
1049.46 FT FOR POB, CONT S
262.37 FT, W 1282.89 FT, N

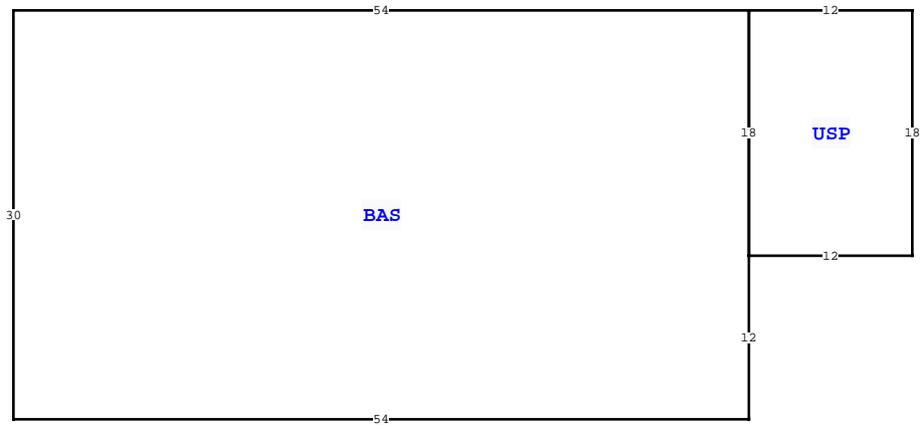
KNOWLAND GAIL M
4343 NW 35TH TER
GAINESVILLE, FL 32605-6026

2026

30-6S-16-03999-001

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	04	PLYWOOD	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		1.5	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	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	30616.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,620	100	
USP	216	35	
TOTALS	1,836		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,696	105.3500	120.10	203,690	1976	1976	0	0	35.00	65.00	
1 SINGLE FAM 0% - 0 Heated Area: 1620 HX Base Yr												



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	132,398			
TOTAL MARKET OB/XF VALUE	5,200			
TOTAL LAND VALUE - MARKET	96,000			
TOTAL MARKET VALUE	233,598			
SOH/AGL Deduction	37,531			
ASSESSED VALUE	196,067			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	196,067			
TOTAL JUST VALUE	233,598			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	211,272			

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0857/0642	4/17/1998	WD	Q	I		70,000
GRANTOR: WARNER						
GRANTEE: KNOWLAND & OLTMANS						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/06/2026	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W54 S30 E54 N12 USP= E12 N18 W12 S18\$ N18\$.	

EXTRA FEATURES															
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
1	0010	BARN,BLK	0	0 40 70	1.00	UT	0.00	0.00	100	0	0	3	100	4,000	
2	0190	FPLC PF	0	0 0 0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	

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	0		A-1	0.00	0.00	8.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	96,000							