

E1/2 OF NW1/4 OF NW1/4 EX R/D R/
SIDE, BEING MORE PARTICULARLY DE
BEG AT SE COR OF NW1/4 OF NW1/4,

ROLFE KEVIN/ROLFE CHERYL L
1134 SW BEDENBAUGH LN
LAKE CITY, FL 32025

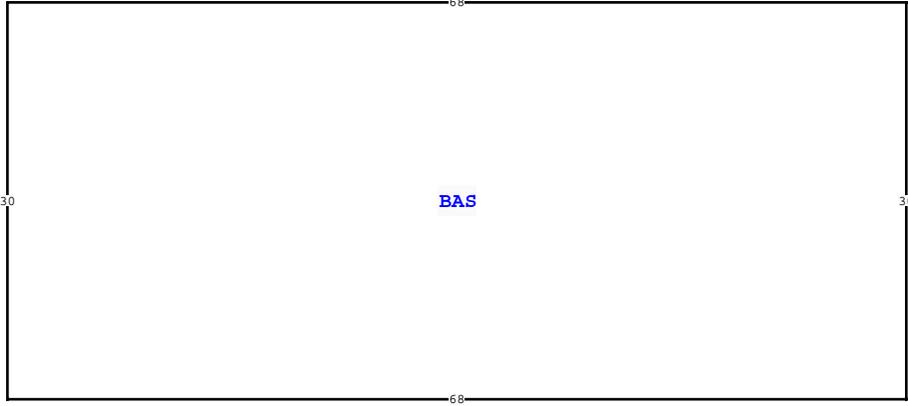
2026

32-4S-17-08935-002



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	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	02
NEIGHBORHOOD/LOC	32417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,040	100	
TOTALS	2,040		144,985

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	100%	- 2006	Heated Area: 2040					HX Base Yr	2006



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			144,985
TOTAL MARKET OB/XF VALUE			28,414
TOTAL LAND VALUE - MARKET			105,930
TOTAL MARKET VALUE			197,535
SOH/AGL Deduction			94,122
ASSESSED VALUE			103,413
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			52,002
TOTAL JUST VALUE			279,329
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			268,427

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046013	Roof Replacement	8,780	12/01/2022
29841	M H	375	12/22/2011
24512	M H	275	05/15/2006
23505	M H	0	08/16/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1453/1432	11/30/2021	WD	U	I	11	100
GRANTOR: ROLFE KEVIN						
GRANTEE: ROLFE KEVIN						
1052/2462	7/22/2005	WD	Q	I		233,000
GRANTOR: TRACY LEE, KATHRYN, J						
GRANTEE: KEVIN & CHERYL L RO						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0021	BARN, FR AE	0	100	0	0	1.00	UT	0.00	100	0
2	0081	DECKING WI	0	100	14	16	224.00	UT	5.00	100	2003
3	0251	LEAN TO W/	0	100	12	14	168.00	UT	3.00	100	2003
4	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	100	2003
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100	
6	0296	SHED METAL	0	100	12	12	144.00	UT	5.00	100	2003
7	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100	
8	0040	BARN, POLE	0	100	19	21	399.00	UT	2.50	100	2003
9	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	100	2017
10	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2017

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

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W68 S30 E68 N30\$.											

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	0200	C	MBL HM	100			0.00	0.00	2.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	22,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	7.63	AC		1.00	1.00	1.00	280.00	280.00	2,136							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	7.63	AC		1.00	1.00	1.00	11,000.00	11,000.00	83,930							

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REVIEW DATE 07/10/2017 BY DF Total Acres: 9.63 Total Land Value: 24,136 Market: 83,930 Agricultural: 2,136 Common: 22,000 PRINTED 05/08/2026 BY SYS																																																																																		