LOT 16 AC MILTON TRACT UNR.
COMM SE COR OF N1/2 OF S1/2 OF N
2140.16 FT FOR POB, CONT W 448.6

SIDMAN JOANN
268 SW STALLION GLEN
LAKE CITY, FL 32024

2027

32-5S-17-09475-116

BUILDING CHARACTERISTICS

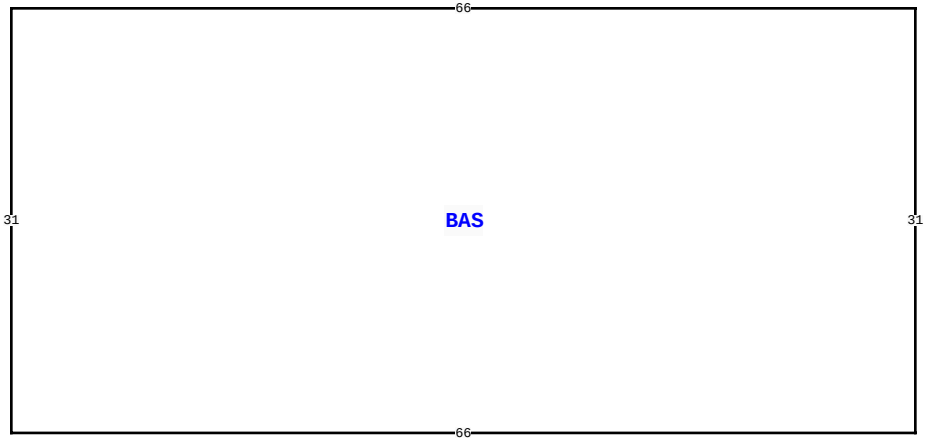
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	32517.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,046	100		2,046	153,880
TOTALS	2,046			2,046	153,880

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,046	113.9000	105.93	216,733	2012	2012	0	0	0	29.00	71.00

3 MANUF 1 100% - 2013 Heated Area: 2046 HX Base Yr 2013



268 SW STALLION GLN, LAKE CITY

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

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	0040	BARN,POLE	0	100	24	36	1.00	UT	0.00	0.00	100	1996	1996	3	100	1,500	
2	0296	SHED METAL	0	100	18	26	468.00	UT	9.00	9.00	100	2012	2012	3	100	4,212	
3	0255	MBL HOME S	0	100	12	26	312.00	UT	1.50	1.50	100	2012	2012	3	100	468	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
6	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	
7	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		153,880
TOTAL MARKET OB/XF VALUE		14,780
TOTAL LAND VALUE - MARKET		110,220
TOTAL MARKET VALUE		182,400
SOH/AGL Deduction		92,472
ASSESSED VALUE		89,928
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		33,517
TOTAL JUST VALUE		278,880
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		280,536

BLDG:2:1: SKYL MH

SALE:1:1: LOTS 15 & 16--20.04 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30107	M H	549	04/25/2012
16087	M H	125	09/29/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1309/2024	2/16/2016	QC	U	I	11	100
GRANTOR: JOANN SIDMAN						
GRANTEE: JOANN SIDMAN & HENR						
1246/2214	12/24/2012	WD	U	V	11	100
GRANTOR: JOHN SPARKS						
GRANTEE: JOANN SIDMAN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S31 E66 N31$.

LAND DESCRIPTION

TOTAL OB/XF 14,780

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	0200	C	MBL HM	100		00	0.00	0.00	1.02	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,220							
2	6200	A	PASTURE 3	0		00	0.00	0.00	9.00	AC		1.00	1.00	1.00	280.00	280.00	2,520							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,000							

REVIEW DATE 09/20/2017 BY DF Total Acres: 10.02 Total Land Value: 13,740 Market: 99,000 Agricultural: 2,520 Common: 11,220 PRINTED 11/17/2026 BY SYS