(PART OF HILLCREST UNR): COMM SW NW1/4, CUN E 140 FT, N 6 DG E 65 275.95 FT FOR POB, RUN N 10 DG W

HEPWORTH BRIAN G/HEPWORTH BONNIE R
365 SW FAIRLINGTON CT
LAKE CITY, FL 32025

2027

33-4S-17-08944-005

BUILDING CHARACTERISTICS

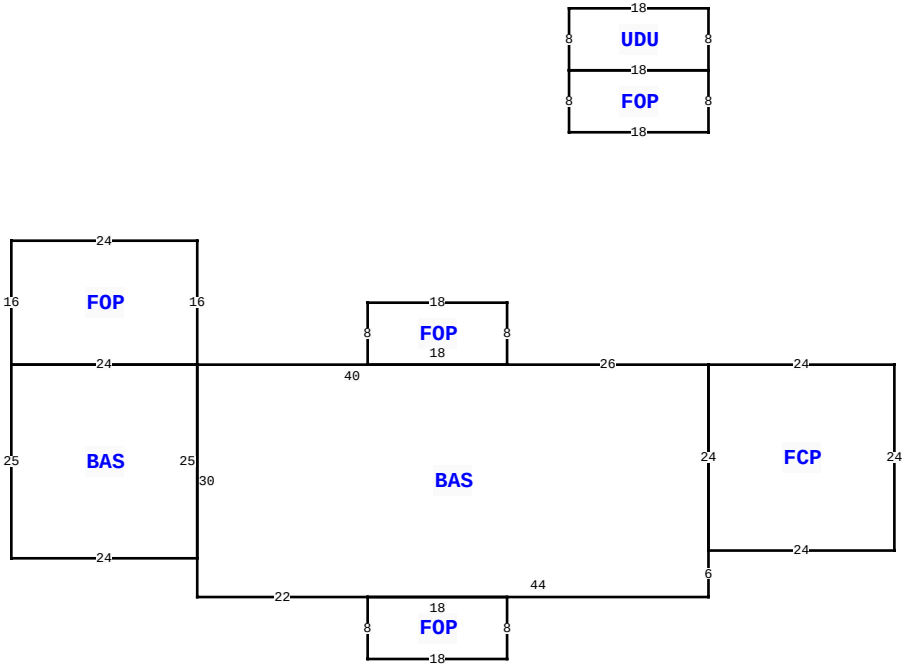
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	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	33417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	600	100		600	50,996
BAS	1,980	100		1,980	168,288
FCP	576	25		144	12,239
FOP	144	30		43	3,655
FOP	144	30		43	3,655
FOP	144	30		43	3,655
FOP	384	30		115	9,774
UDU	144	55		79	6,714
TOTALS	4,116			3,047	258,976

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,047	108.8700	119.76	364,909	1998	1998	0	0	0	29.03	70.97

1 SINGLE FAM 100% - 1999 Heated Area: 2580 HX Base Yr 1999



365 SW FAIRLINGTON CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE	11/13/1998 CM	LAND DATE	04/08/2025 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	0166	CONC,PAVMT	0	100	0	0	726.00	UT	1.50	1.50	100	1998	1998	3	100	1,089	
2	0166	CONC,PAVMT	0	100	0	0	584.00	UT	1.50	1.50	100	1998	1998	3	100	876	
3	0280	POOL R/CON	0	100	16	30	480.00	UT	70.00	70.00	100	2001	2001	3	40	13,440	
4	0166	CONC,PAVMT	0	100	28	40	640.00	UT	1.50	1.50	100	2001	2001	3	100	960	
5	0040	BARN,POLE	0	100	30	40	1,200.00	UT	4.50	4.50	100	2012	2012	3	100	5,400	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	
7	0060	CARPORT F	0	100	24	30	720.00	UT	3.50	3.50	100	2017	2017	3	100	2,520	
8	0252	LEAN-TO W/	0	100	10	30	300.00	UT	1.50	1.50	100	2017	2017	3	100	450	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		274,196
TOTAL MARKET OB/XF VALUE		25,035
TOTAL LAND VALUE - MARKET		72,180
TOTAL MARKET VALUE		312,917
SOH/AGL Deduction		88,630
ASSESSED VALUE		224,287
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		172,876
TOTAL JUST VALUE		371,411
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		376,103

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33496	ADDN SFR	225	10/28/2015
18919	POOL	85	11/05/2001
14298	SFR	325	07/22/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0864/1338	9/19/1998	WD	Q	V		50,000

GRANTOR: GIEBEIG

GRANTEE: HEPWORTH

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 FOP= N8 W18 S8 E18$ W40 FOP= N16 W24 S16 E24$ BAS= W24 S25 E24 N25$ S30 E22 FOP= S8 E18 N8 W18$ E44 N6 FCP= E24N24 W24 S24$ N24$ PTR= N30 FOP= N8 UDU= N8 W18 S8 E18$ W18 S8 E18$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 25,035

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	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	10.53	AC		1.00	1.00	1.00	445.00	445.00	4,686							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	10.53	AC		1.00	1.00	1.00	6,000.00	6,000.00	63,180							

REVIEW DATE 07/11/2017 BY DF Total Acres: 11.53 Total Land Value: 13,686 Market: 63,180 Agricultural: 4,686 Common: 9,000 PRINTED 11/17/2026 BY SYS

(PART OF HILLCREST UNR): COMM SW NW1/4, CUN E 140 FT, N 6 DG E 65 275.95 FT FOR POB, RUN N 10 DG W

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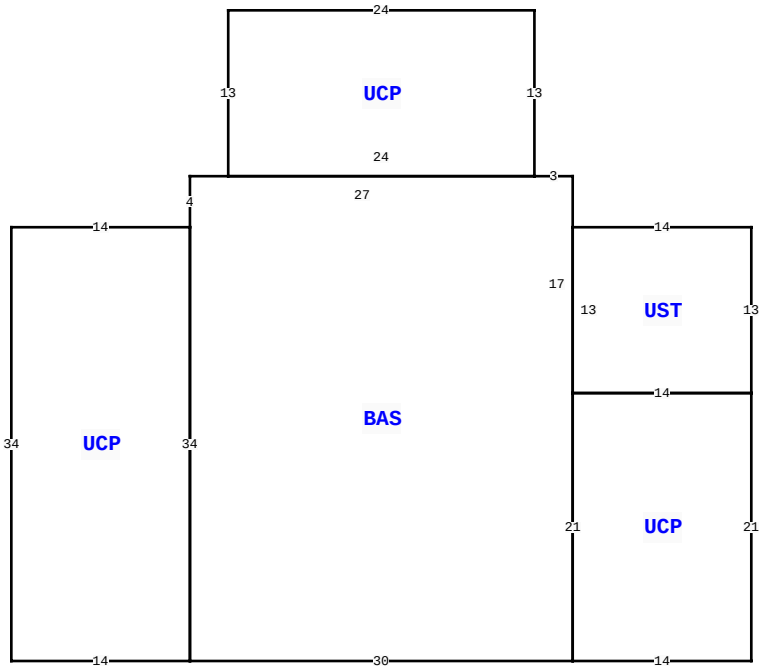
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		0 100
Bathrooms		0 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Architectual	05	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	33417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,140	100		1,140	12,066
UCP	294	20		59	624
UCP	312	20		62	656
UCP	476	20		95	1,005
UST	182	45		82	868
TOTALS	2,404			1,438	15,220

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8600	01	1,438	60.0000	16.80	24,158	1998	1998	0	0	0	37.00	63.00

2 BARNS 0% - 1999 Heated Area: 1140 HX Base Yr 1999



365 SW FAIRLINGTON CT, LAKE CITY

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XF DATE		LAND DATE	
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COLUMBIA COUNTY PROPERTY

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GRANTEE: HEPWORTH

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BUILDING DIMENSIONS

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LAND DESCRIPTION

TOTAL OB/XF 0

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

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