

BEG NW COR OF SE1/4 OF SW1/4, RU  
 POB, RUN S 644 FT, W 269.58 FT,  
 269.58 FT TO POB EX N1/2 THEREOF

HENDERSON JOYCE  
 1425 SW HALTIWANGER RD  
 LAKE CITY, FL 32024

2026

33-5S-17-09485-001



ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	05	AVERAGE 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	06	VINYL ASB 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.5	1.5 100
Architectural	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	3,058	109.9728	123.17	376,654	1980	1980	0	0	35.00	65.00	

1 SINGLE FAM 100% - 0 Heated Area: 3000 HX Base Yr

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		244,825	
TOTAL MARKET OB/XF VALUE		21,319	
TOTAL LAND VALUE - MARKET		32,000	
TOTAL MARKET VALUE		298,144	
SOH/AGL Deduction		126,560	
ASSESSED VALUE		171,584	
TOTAL EXEMPTION VALUE		51,411	
HX HB			
BASE TAXABLE VALUE		120,173	
TOTAL JUST VALUE		298,144	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		294,144	

Quality		05 05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	02		
NEIGHBORHOOD/LOC	33517.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,120	100		2,120	169,728
FOP	168	30		50	4,003
FUS	880	100		880	70,454
PTO	160	5		8	640
TOTALS	3,328			3,058	244,825

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045861	Roof Replacement	12,506	11/07/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1250/2646	10/16/2012	WD	U	I	11	100

GRANTOR: RONALD J TAYLOR & JOY  
 GRANTEE: JOYCE HENDERSON (SI)

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1980	1980	3	40	14,336	
3	0294	SHED WOOD/	0	100	14	20	280.00	UT	3.01	3.01	100	0	0	3	100	843	
4	0252	LEAN-TO W/	0	100	14	20	1.00	UT	140.00	140.00	100	2004	2004	3	100	140	
5	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	1,800	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	2,500	
7	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	

TOTAL OB/XF													21,319				
1425 SW HALTIWANGER RD, LAKE CITY													BLD DATE		LGL DATE		
													XF DATE		LAND DATE	05/06/2026	MLU
													INC DATE		AG DATE		

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W40 PTO= N4 W20 S8 E20 N4\$ S4 W20 S44E20N9 FOP= E21N8W21S8\$N8E40N31\$ PTR=N20FUS= N44W20S44E20\$ S20\$.												

LAND DESCRIPTION													TOTAL OB/XF													21,319				
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	100		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,000													