LOT 3 BLOCK 9 COUNTRY CLUB ESTATES REPLAT S/D. 388-597, 689-15, CT 1290-2657, WD 1302-

FISH CHARLES/FISH MANDY M
13063 NE STATE ROAD 121
RAIFORD, FL 32083

2026

34-3S-17-07184-000

BUILDING CHARACTERISTICS

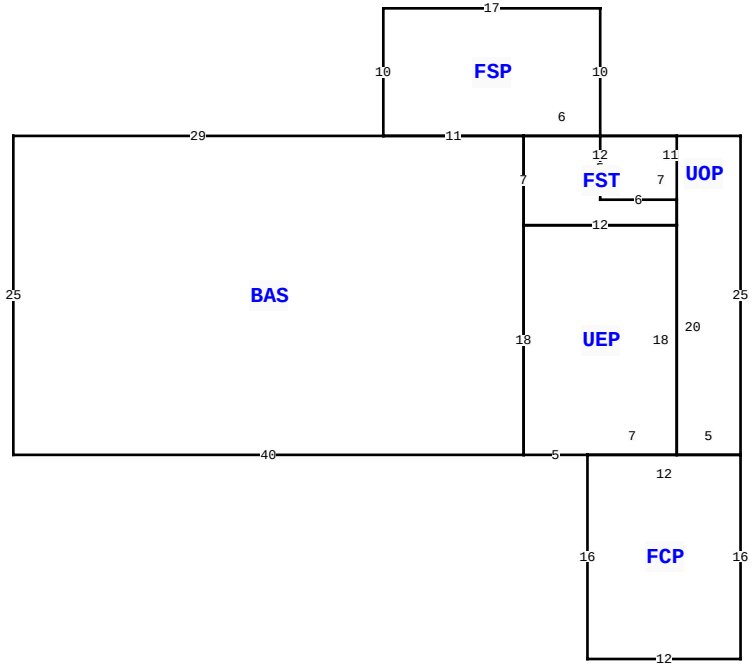
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.070	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,000	100		1,000	63,687
FCP	192	25		48	3,057
FSP	170	40		68	4,331
FST	84	55		46	2,930
UEP	216	60		130	8,279
UOP	155	20		31	1,974
TOTALS	1,817			1,323	84,258

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,323	87.4800	97.98	129,628	1961	1961	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1000 HX Base Yr



168 SE BEECH ST, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 MLU
XF DATE		LAND DATE	
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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	250	
2	0296	SHED METAL	0	0	8	10	1.00	UT	0.00	0.00	100	1993	1993	3	100	150	
3	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
4	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	100	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	84,258
TOTAL MARKET OB/XF VALUE	800
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	103,558
SOH/AGL Deduction	767
ASSESSED VALUE	102,791
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	102,791
TOTAL JUST VALUE	103,558
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	103,558

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1302/0466	8/13/2015	WD	U	I	12	36,800
GRANTOR: DEUTSCHE BANK NATIONA						
GRANTEE: CHARLES A & MANDY M						
1290/2657	2/18/2015	CT	U	I	18	100
GRANTOR: CLERK OF COURT (RAWLS						
GRANTEE: DEUTSCHE BANK NATIO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W29 S25 E40 UEP= E5 FCP= S16 E12 N16 W12$ E7 UOP= E5 N25 W11 S5 E6 S20$ N18 W12 S18$ N18 FST= E12 N7 W12 S7$ N7 FSP= E6 N10 W17 S10 E11$ W11$.

LAND DESCRIPTION

TOTAL OB/XF 800

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	0		RSF-2	84.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 01/23/2017 BY DF Total Acres: 0.24 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 06/25/2026 BY SYS