

COMM SW COR OF SW1/4 OF SE1/4, R
E 137.19 FT FT FOR POB, N 320.37
FT, S 64.78 FT, E 68.17 FT, S 25

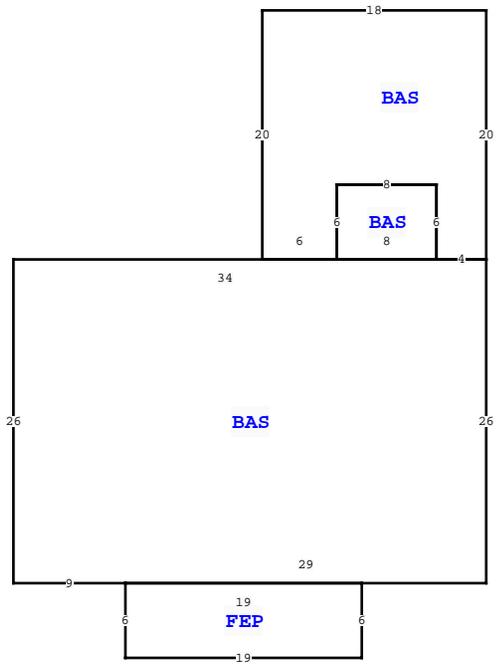
MANDZIARA SAMANTHA DANIELLE
410 SE SETH NETTLES DR
LAKE CITY, FL 32025

2026

35-4S-17-09030-016
3

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	08	IRREGULAR	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	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	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	35417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	48	100	
BAS	312	100	
BAS	988	100	
FEP	114	80	
TOTALS	1,462		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,439	118.0400	134.57	193,646	1960	1960		0	0	35.00
1 SINGLE FAM 100% - 2022 Heated Area: 1348 HX Base Yr 2022											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		125,870	
TOTAL MARKET OB/XF VALUE		900	
TOTAL LAND VALUE - MARKET		29,120	
TOTAL MARKET VALUE		155,890	
SOH/AGL Deduction		31,739	
ASSESSED VALUE		124,151	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		72,740	
TOTAL JUST VALUE		155,890	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		150,033	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1456/798	12/30/2021	WD	Q	I	01	145,000
GRANTOR: ANDREWS CAROL ANN PUR						
GRANTEE: MANDZIARA SAMANTHA						
1381/1713	3/25/2019	WD	U	I	11	100
GRANTOR: CAROL ANN PURDY MARTI						
GRANTEE: C ANDREWS TRUSTEE O						

EXTRA FEATURES		TOTALS	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0296	SHED METAL	0.00
2	0070	CARPORT UF	0.00
3	0263	PRCH, USP	0.00
TOTALS			1,439

TOTAL OB/XF												900				
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	0296	SHED METAL	0	100	11	24	1.00	UT	0.00	100	1993	1993	3	100	200	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	300	
3	0263	PRCH, USP	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	400	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W4 BAS= N6 W8 S6 E8 \$ W34 S26 E9 FEP= S6 E19 N6 W19\$ E29 N26\$ BAS= N20 W18 S20 E6 N6 E8 S6 E4\$.	

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	0100	C	SFR	100		A-1	0.00	0.00	1.82	AC		1.00	1.00	1.00	16,000.00	16,000.00	29,120							