

COMM SW COR, RUN N 1379.41 FT TO SPRINGS RD, RUN E ALONG R/W 548. POB, RUN N 41 DEG W 818.66 FT, N

REYNOLDS BONNEY LESLIE TRUSTEE
THE REYNOLDS TRUST (REV LIV TR, 32 TARBERT LN
ST AUGUSTINE, FL 32092

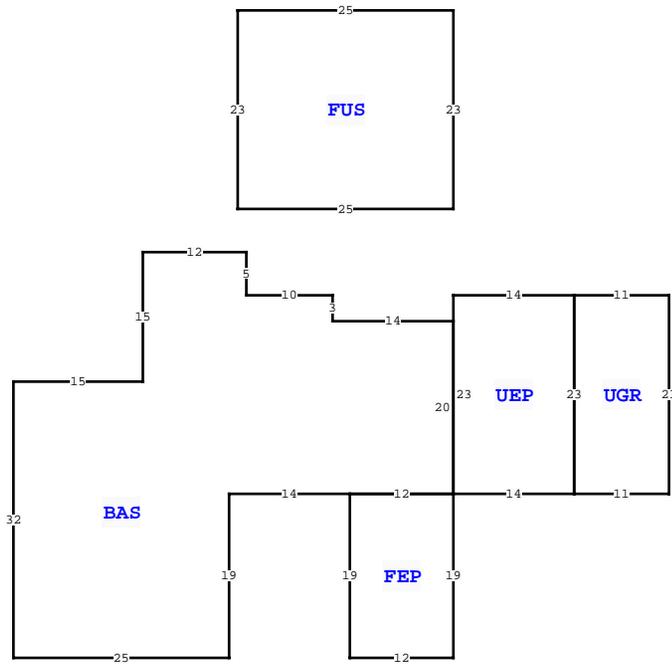
2026

36-2S-15-00116-000



ELEMENT		CD	CONSTRUCTION		
Exterior Wall	03	BELOW AVG.	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	01	MINIMUM	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	09	PINE WOOD	100		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2.5	100		
Frame	01	NONE	100		
Stories	1.5	1.5	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		01	
NEIGHBORHOOD/LOC	36215.00	1.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,516	100		1,516	97,102
FEP	228	80		182	11,657
FUS	575	100		575	36,830
UEP	322	60		193	12,362
UGR	253	45		114	7,302
TOTALS	2,894			2,580	165,251

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,580	86.4360	98.54	254,233	1945	1945	0	0	35.00	65.00		
1 SINGLE FAM 0% - 0 Heated Area: 2091 HX Base Yr													



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	165,251			
TOTAL MARKET OB/XF VALUE	14,838			
TOTAL LAND VALUE - MARKET	226,380			
TOTAL MARKET VALUE	198,050			
SOH/AGL Deduction	0			
ASSESSED VALUE	198,050			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	198,050			
TOTAL JUST VALUE	406,469			
NCON VALUE	0			
INCOME VALUE	0			
PREVIOUS YEAR MKT VALUE	384,703			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14610	POOL	105	10/12/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1281/0230	8/28/2014	WD	U	I	11	0
GRANTOR: BONNEY LESLIE REYNOLD						
GRANTEE: BONNEY LESLIE REYNO						
0817/2279	2/01/1996	WD	Q	I	03	0
GRANTOR: ESTATE OF CATHERINE L						
GRANTEE: BONNEY LESLIE REYNO						

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	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	1945	1945	3	100	250	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
3	0280	POOL R/CON	0	0	15	30	450.00	UT	70.00	70.00	100	1998	1998	3	40	12,600	
4	0166	CONC, PAVMT	0	0	0	0	792.00	UT	1.50	1.50	100	1998	1998	3	100	1,188	
5	0060	CARPORT F	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	400	
6	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	

TOTAL OB/XF														14,838			
297 NW HUGO LESLIE CT, LAKE CITY																	
BLD DATE		LGL DATE		MLU		XF DATE		LAND DATE		05/04/2026		AG DATE		07/13/2022		SPF	

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[ORIG=0,0] W14 N3 W10 N5 W12 S15 W15 S32 E25 N19 E14 E12 N20 \$									
FUS=[ORIG=0,-13] N23 W25 S23 E25 \$									
UEP=[ORIG=0,20] E14 N23 W14 S23 \$									
UGR=[ORIG=14,20] E11 N23 W11 S23 \$									
FEP=[ORIG=-12,20] S19 E12 N19 W12 \$									

LAND DESCRIPTION										TOTAL OB/XF										14,838				
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	6,000							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	26.73	AC		1.00	1.00	1.00	281.00	281.00	7,511							
3	5500	A	TIMBER 2	0			0.00	0.00	10.00	AC		1.00	1.00	1.00	445.00	445.00	4,450							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	36.73	AC		1.00	1.00	1.00	6,000.00	6,000.00	220,380							