BEG SE COR OF NE1/4 OF SE1/4, N
COR OF NE1/4 OF SE1/4, W 447.53
TO N EDGE OF EBENEZER RD, E 447.

BRUNETTE THOMAS EDWARD/HORN AUDREY ANN
953 SE EBENEZER RD
LAKE CITY, FL 32025

2026

36-4S-17-09041-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	06	06

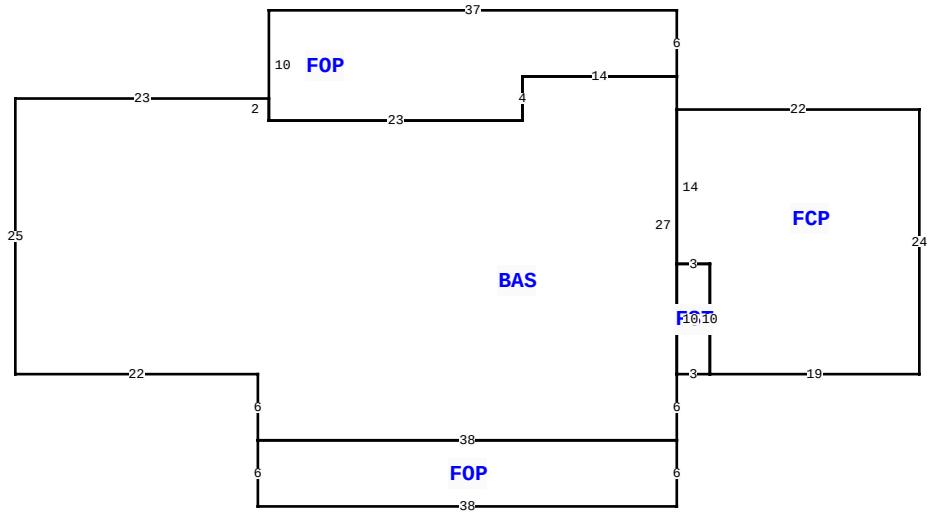
DOR CODE 5000 IMPROVED AG
MAP NUM | MKT AREA 02
NEIGHBORHOOD/LOC 36417.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,710	100		1,710	237,452
FCP	498	25		124	17,219
FOP	228	30		68	9,443
FOP	314	30		94	13,053
FST	30	55		16	2,222
TOTALS	2,780			2,012	279,388

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,012	135.3429	154.29	310,431	2015	2015	0	0	0	10.00	90.00

1 SINGLE FAM 100% - 2023 Heated Area: 1710 HX Base Yr 2023



953 SE EBENEZER RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	04/20/2023 SPF

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		279,388
TOTAL MARKET OB/XF VALUE		940
TOTAL LAND VALUE - MARKET		120,330
TOTAL MARKET VALUE		311,943
SOH/AGL Deduction		97,842
ASSESSED VALUE		214,101
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		162,690
TOTAL JUST VALUE		400,658
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		398,801

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33195	SFR	802	07/20/2015

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1478/715	10/28/2022	WD	Q	I	01	460,000
GRANTOR: HOLLAND WILLIAM HENRY						
GRANTEE: BRUNETTE THOMAS EDW						
1294/1874	5/14/2015	WD	Q	V	03	35,000
GRANTOR: LINDEN E DOPLER						
GRANTEE: WILLIAM HENRY III &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 S25 E22 S6 FOP= S6 E38 N6 W38$ E38 N6 FST= E3 FCP= E19 N24 W22 S14 E3 S10$ N10 W3 S10$ N27 FOP= N6 W37 S10 E23 N4 E14$ W14 S4 W23 N2$.

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	0070	CARPORT UF	0	100	18	20	360.00	UT	1.50	1.50	100	2015	2015	3	100	540	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 940

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			0.00	0.00	3.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	27,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	10.37	AC		1.00	1.00	1.00	445.00	445.00	4,615							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	10.37	AC		1.00	1.00	1.00	9,000.00	9,000.00	93,330							

REVIEW DATE 04/20/2023 BY SPF Total Acres: 13.37 Total Land Value: 31,615 Market: 93,330 Agricultural: 4,615 Common: 27,000 PRINTED 05/11/2026 BY SYS