

COMM SE COR OF NW1/4 OF NE1/4 N
POB, W 897.88 FT, N 507.59 FT, E
507.70 FT TO POB.

BOUDREAU GAYLE H
2038 SW MAYO RD
LAKE CITY, FL 32024-0503

2022

01-4S-15-00311-002

BUILDING CHARACTERISTICS

ELEMENT CD CONSTRUCTION

Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame Stories	01	NONE 100
Architectual Units	05	CONV 100
Condition Adj	03	0 100
Kitchen Adjus	01	01 100

Quality 06 06

DOR CODE 5000 IMPROVED AG

MAP NUM MKT AREA 01

NEIGHBORHOOD 1415.00 1.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,844	100	1,844	85,626
FOP	623	30	187	8,683
FUS	728	100	728	33,805

TOTALS 3,195 2,759 128,114

EXTRA FEATURES

2038 SW MAYO Rd, LAKE CITY

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	BLD DATE				LGL DATE				SALES DATA				BUILDING NOTES				
																INC DATE	BLD DATE	XF DATE	INC DATE	LAND DATE	AG DATE	OFF RECORD Number	DATE	TYPE INST	Q U / V I	RSN CD	SALE PRICE	BUILDING NOTES				
1 0296	SHED METAL	0 100	14	20		1.00	UT	0.00		0.00	100	0	0	3	100																	
2 0296	SHED METAL	0 100	16	18		1.00	UT	0.00		0.00	100	0	0	3	100																	
3 0169	FENCE/WOOD	0 0	0	0		1.00	UT	0.00		0.00	100	2016	2016	3	100																	
4 0252	LEAN-TO W/	0 100	0	0		1.00	UT	0.00		0.00	100	2016	2016	3	100																	
5 9945	Well/Sept	0 0	0	0		1.00	UT	3,250.00		3,250.00	100			3	100																	
6 0296	SHED METAL	0 100	0	0		1.00	UT	0.00		0.00	100	2016	2016	3	100																	

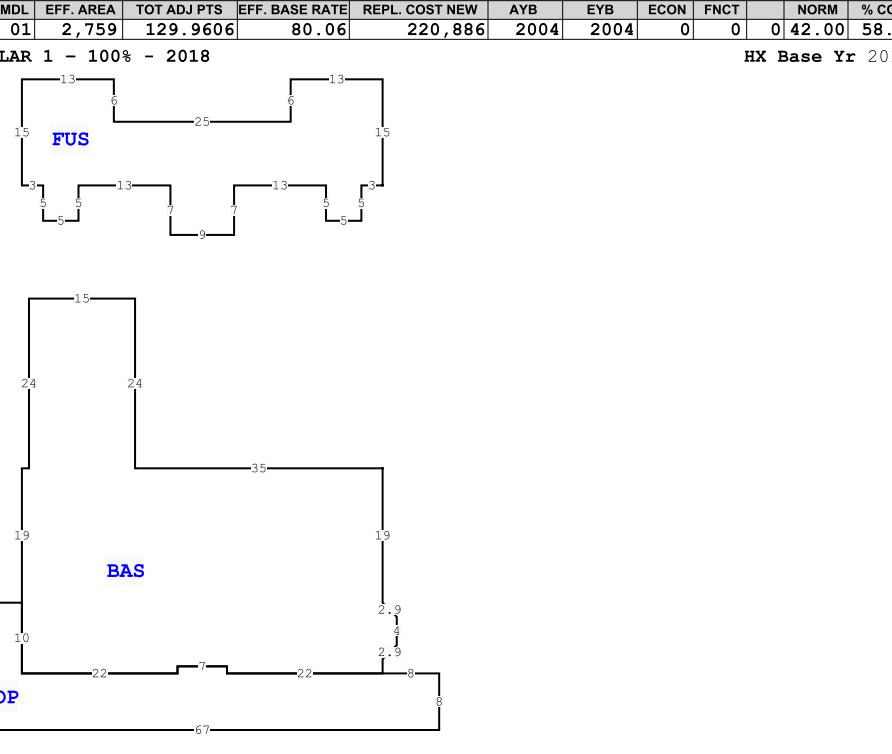
LAND DESCRIPTION

TOTAL OB/XF

5,350

L N	USE CODE	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	SFR		100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	8,700.00	8,700.00	8,700							
2 6200	PASTURE 3		0		A-1	0.00	0.00	9.49	AC		1.00	1.00	1.00	265.00	265.00	2,515							
3 9910	MKT.VAL.AG		0		A-1	0.00	0.00	9.49	AC		1.00	1.00	1.00	8,661.71	8,661.71	82,200							

REVIEW DATE BY Total Acres: 10.49 Total Land Value: 11,215 Market: 82,200 Agricultural: 2,515 Common: 8,700 PRINTED 02/17/2022



COLUMBIA COUNTY PROPERTY PAGE 1 of 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group:	3
Tax Dist:	
BUILDING MARKET VALUE	128,114
TOTAL MARKET OB/XF VALUE	5,350
TOTAL LAND VALUE - MARKET	90,900
TOTAL MARKET VALUE	144,679
SOH/AGL Deduction	11,087
ASSESSED VALUE	133,592
TOTAL EXEMPTION VALUE	HX HB 50,000
BASE TAXABLE VALUE	83,592
TOTAL JUST VALUE	224,364
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	230,990

XFOB:1:1: MANATEE M H

PERMIT NUM DESCRIPTION AMT ISSUED