N 550 FT OF S 1100 FT OF SW1/4
OF SW1/4, EX COMM SW COR OF
SEC, RUN N 554.79 FT FOR POB,

STUART HALE CORP
556 NW NOEGEL RD
LAKE CITY, FL 32055

2025

19-3S-16-02187-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

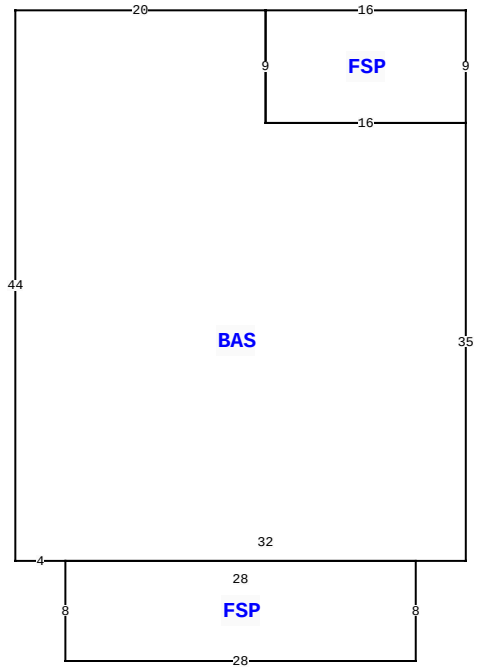
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	19316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,440	100		1,440	53,942
FSP	144	40		58	2,173
FSP	224	40		90	3,372
TOTALS	1,808			1,588	59,485

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,588	51.4552	57.63	91,516	1948	1948	0	0	0	35.00	65.00

1 SINGLE FAM – 0% - 0 Heated Area: 1440 HX Base Yr



948 NW NOEGEL RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	59,485
TOTAL MARKET OB/XF VALUE	1,250
TOTAL LAND VALUE - MARKET	72,000
TOTAL MARKET VALUE	132,735
SOH/AGL Deduction	19,153
ASSESSED VALUE	113,582
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	113,582
TOTAL JUST VALUE	132,735
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	113,020

LAND:3:1: ADJ4;IRREGULAR PARCEL.

PERMIT NUM	DESCRIPTION	AMT	ISSUED
8570	M H	125	07/07/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1332/1174	3/07/2017	WD	U	I	30	53,600

GRANTOR: ELEANOR FAY STUART &
GRANTEE: STUART HALE CORP

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W20 S44 E4 FSP= S8 E28 N8 W28$ E32 N35 FSP= N9 W16 S9 E16$W16 N9$.

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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	150	
2	0081	DECKING WI	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
3	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	

LAND DESCRIPTION

TOTAL OB/XF 1,250

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
2	0000	C	VAC RES	0		A-1	0.00	0.00	7.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	63,000							

REVIEW DATE 02/06/2023 BY KS Total Acres: 8.00 Total Land Value: 72,000 Market: 0 Agricultural: 0 Common: 72,000 PRINTED 07/09/2025 BY SYS