BEG SE COR OF NW1/4, RUN W 568.7
FT, E 601.85 FT, S 1117.15 FT TO
SE COR OF NW1/4, N 1117.15 FT FO

FEAGLE RONALD A JR
834 SE ALDINE FEAGLE DR
LAKE CITY, FL 32025

2024

23-5S-17-09342-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

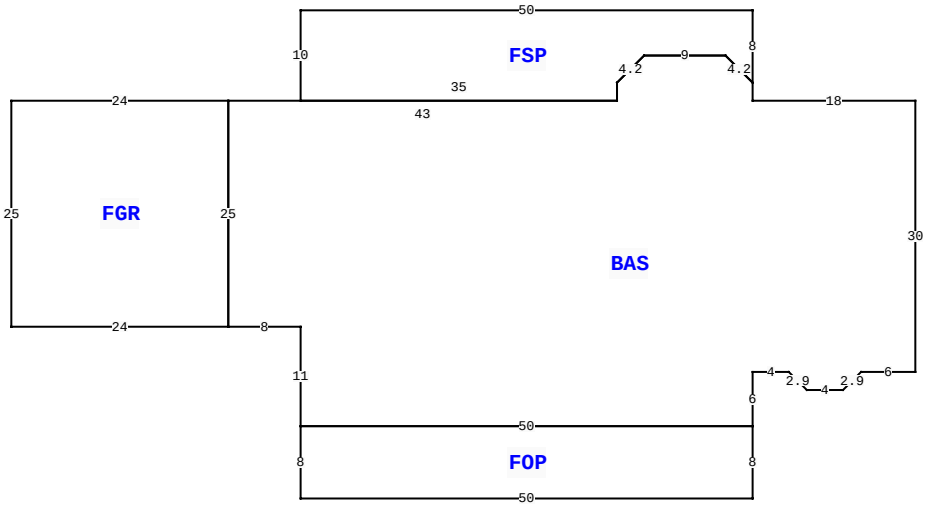
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	23517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,618	100	2,618	254,765
FGR	600	55	330	32,113
FOP	400	30	120	11,678
FSP	434	40	174	16,932
TOTALS	4,052		3,242	315,487

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,242	120.3576	126.38	409,724	2000	2000	0	0	0	23.00	77.00

1 SINGLE FAM – 100% - 2006 Heated Area: 2618 HX Base Yr 2006



448 SE LILY CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/23/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		315,487
TOTAL MARKET OB/XF VALUE		4,430
TOTAL LAND VALUE - MARKET		81,250
TOTAL MARKET VALUE		331,764
SOH/AGL Deduction		107,620
ASSESSED VALUE		224,144
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		174,144
TOTAL JUST VALUE		401,167
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		377,853

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16823	SFR	410	03/31/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1429/205	1/27/2021	QC	U	V	11	100
GRANTOR: FEAGLE RONALD A						
GRANTEE: FEAGLE RONALD A JR						
1069/1246	12/21/2005	WD	Q	I	01	100
GRANTOR: RONALD A AND DOROTHY						
GRANTEE: RONALD A FEAGLE JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 N2 FSP= N8 W50 S10 E35 N2 U3 R3 E9 R3 D3 $ U3 L3 W9 L3 D3 S2 W43 FGR= W24 S25 E24 N25$ S25 E8 S11 FOP= S8 E50 N8 W50$ E50 N6 E4 D2 R2 E4 R2 U2 E6 N30$.

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2000	2000	3	100	2,000	
2	0166	CONC,PAVMT	0	100	20	21	420.00	UT	1.50	1.50	100	2000	2000	3	100	630	
3	0294	SHED WOOD/	0	100	0	0	240.00	UT	5.00	5.00	100	2000	2000	3	100	1,200	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 4,430

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							
2	5500	A	TIMBER 2	0			0.00	0.00	15.25	AC		1.00	1.00	1.00	449.00	449.00	6,847							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	15.25	AC		1.00	1.00	1.00	5,000.00	5,000.00	76,250							

REVIEW DATE 08/16/2017 BY DF Total Acres: 16.25 Total Land Value: 11,847 Market: 76,250 Agricultural: 6,847 Common: 5,000 PRINTED 09/04/2024 BY SYS