

BEG SW COR OF NE1/4, RUN N
739.60 FT, E 503.58 FT, S
742.47 FT, W 503.58 FT TO POB.

SEABOLDT JACK J SR/SEABOLDT RUTH S
516 SE SEABOLDT GLN
LAKE CITY, FL 32025

2025

26-4S-17-08740-001



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	14	CARPET 90			
Interior Floo	06	VINYL ASB 10			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Frame	01	NONE 100			
Stories	1.	1. 100			
Architectual	05	CONV 100			
Units		0 100			
Condition Adj	03	03 100			
Kitchen Adjus	01	01 100			
Quality		05	05		
DOR CODE		0100	SINGLE FAMILY		
MAP NUM			MKT AREA		02
NEIGHBORHOOD/LOC		26417.00		1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,088	100		2,088	165,877
FSP	240	40		96	7,626
USP	560	35		196	15,571
TOTALS				2,380	189,075

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,380	109.1250	122.22	290,884	1973	1973	0	0	35.00	65.00
1 SINGLE FAM - 100% - 1996 Heated Area: 2088 HX Base Yr 1996											
516 SE SEABOLDT GLN, LAKE CITY											

COLUMBIA COUNTY PROPERTY											PAGE 1 of 2		3
VALUATION SUMMARY													
VALUATION BY							STANDARD						
Tax Group: 3							Tax Dist:						
BUILDING MARKET VALUE							189,075						
TOTAL MARKET OB/XF VALUE							23,986						
TOTAL LAND VALUE - MARKET							81,225						
TOTAL MARKET VALUE							294,286						
SOH/AGL Deduction							134,952						
ASSESSED VALUE							159,334						
TOTAL EXEMPTION VALUE							HX HB SX WR		105,722				
BASE TAXABLE VALUE							53,612						
TOTAL JUST VALUE							294,286						
NCON VALUE							0						
INCOME VALUE													
PREVIOUS YEAR MKT VALUE							278,191						
SALE:1:1: 8.55 AC W/ IMPROVEMENTS SEND INQUIRY													
SALES DATA													
OFF RECORD Number		DATE		TYPE INST	Q U	V I	R S N C D	SALE PRICE					
0814/0500		11/28/1995		WD	U	I	12	145,000					
GRANTOR: RODNEY R & MARY ANN													
GRANTEE: JACK J SR & RUTH S													

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REVIEW DATE	06/22/2017	BY	BC	Total Acres: 8.55	Total Land Value: 81,225	Market: 0	Agricultural: 0	Common: 81,225	PRINTED 06/18/2025 BY SYS
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