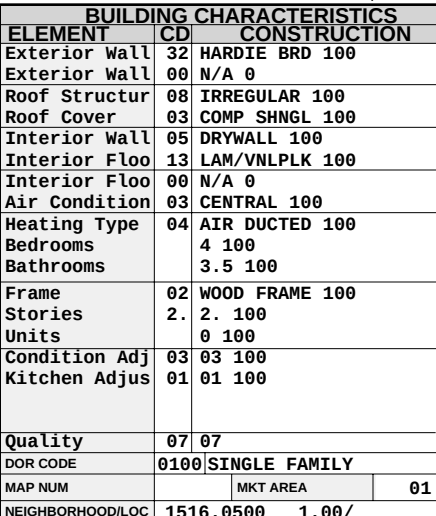


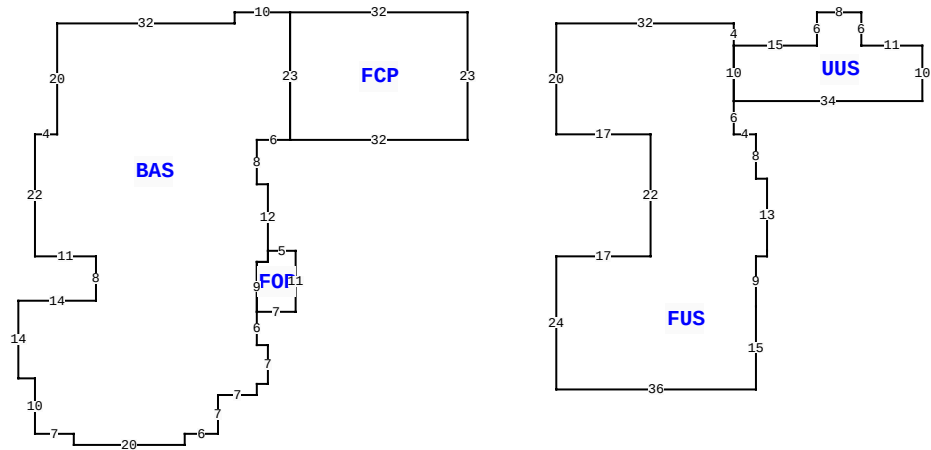
HANDY BRADLEY R/HANDY KELLI
136 SW GOVENORS GLN
LAKE CITY, FL 32024

01-5S-16-03406-208



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,013	100		3,013	388,999
FCP	736	25		184	23,755
FOP	73	30		22	2,840
FUS	1,950	100		1,950	251,759
UUS	388	50		194	25,046
TOTALS	6,160			5,363	692,401

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	5,363	123.2385	133.10	713,815	2021	2021	0	0	0	3.00	97.00
1 SINGLE FAM - 100% - 2022					Heated Area: 4963					HX Base Yr 2022		



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			692,401
TOTAL MARKET OB/XF VALUE			48,890
TOTAL LAND VALUE - MARKET			45,000
TOTAL MARKET VALUE			786,291
SOH/AGL Deduction			131,857
ASSESSED VALUE			654,434
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			603,712
TOTAL JUST VALUE			786,291
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			767,379

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041579	Swimming Pool and	65,000	03/23/2021
39655	SFR	0	04/22/2020

OFF RECORD Number	DATE	TYPE INST	Q WD	U Q	V V	RSN CD	SALE PRICE
1274/1299	5/09/2014	WD	Q	V	01		31,000
GRANTOR: MARK & MELINDA NICKEL							
GRANTEE: BRADLEY R & KELLI H							
1014/2405	4/30/2004	WD	Q	V	06		19,500
GRANTOR: TIMOTHY & JENNIFER NI							
GRANTEE: MARK & MELINDA NICK							

[illegible]

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BAS=[ORIG=-30,-20] S20 W4 S22 E11 S8 W14 S14 E3 S10 E7 S2 E20
N2 E6 N7 E7 N2 E2 N7 W2 N6 N9 E2 N2 N12 W2 N8 E6 N23 W10 S2
W32 $
FUS=[ORIG=60,-20] S20 E17 S22 W17 S24 E36 N15 N9 E2 N1 N13 W2
N8 W4 N6 N10 W4 W32 $
FCP=[ORIG=12,-22] S23 E32 N23 W32 $
FOP=[ORIG=6,23] S9 E7 F11 W5 S2 W2 $
UUS=[ORIG=92,-16] S10 E34 N10 W11 N6 W8 S6 W15 $
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48,890

[illegible]