N E DIV: LOTS 11 & 12 BLOCK 35 G
REPLAT OF MCELROY'S S/D.

BIAS WILLIE JR
881 NE COLD WATER AVE
LAKE CITY, FL 32055

2026

00-00-00-11154-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 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	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

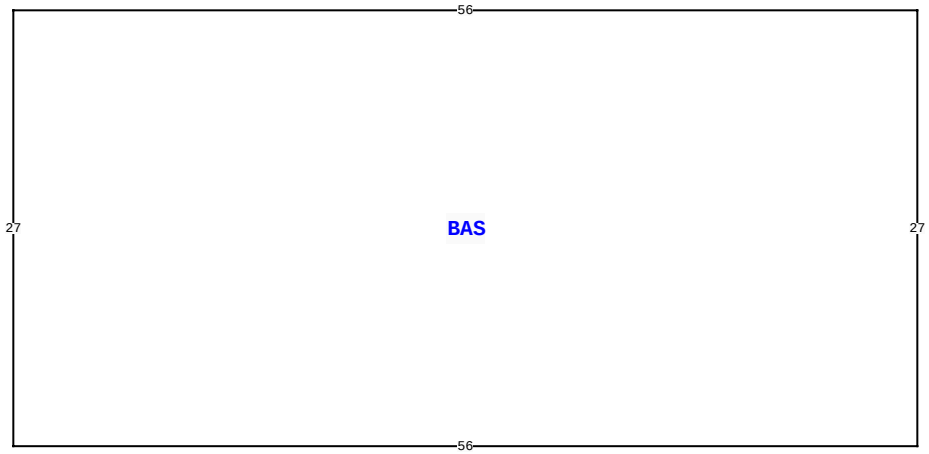
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 07
NEIGHBORHOOD/LOC 29317.04 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	77,707
TOTALS	1,512			1,512	77,707

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,512	113.9000	107.07	161,890	2008	2008	10	0	0	42.00	48.00

2 MANUF 1 100% - 2009 Heated Area: 1512 HX Base Yr 2009



881 NE COLDWATER AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		77,707
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		3,658
TOTAL MARKET VALUE		81,365
SOH/AGL Deduction		25,261
ASSESSED VALUE		56,104
TOTAL EXEMPTION VALUE	HX HB	31,104
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		81,365
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		86,222

XFOB:1:1: REDM MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
552138	M H	200	05/05/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1155/1646	4/14/2008	QC	Q	V	01	100
GRANTOR: JO ANN GEORGE						
GRANTEE: WILLIE BIAS JR & KE						
0525/0011	11/01/1983	WD	Q	V		2,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S27 E56 N27$.

EXTRA FEATURES

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	NOTES

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	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	0200	C	MBL HM	100		*RSF	-370.00	110.00	7,700.00	SF		1.00	1.00	0.95	0.50	0.48	3,658							

REVIEW DATE 10/20/2015 BY DF Total Acres: 0.18 Total Land Value: 3,658 Market: 0 Agricultural: 0 Common: 3,658 PRINTED 11/21/2025 BY SYS