COMM NW COR OF NW1/4 OF NE1/4, R
FOR POB, RUN S 315 FT, E 210 FT,
W 210 FT TO POB.

RAULERSON JOSEPH LEWIS II/RAULERSON CHARLOTTE MARI
258 NE SPENCER CT
LAKE CITY, FL 32055

2026

01-2S-17-04662-000

BUILDING CHARACTERISTICS

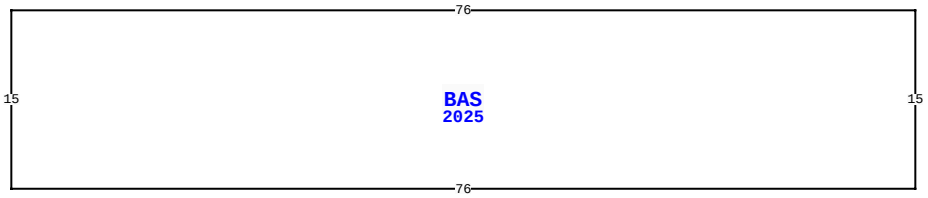
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	1217.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,140	100	2025	1,140	28,441
TOTALS	1,140			1,140	28,441

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,140	103.9500	62.37	71,102	1989	1989	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2025 Heated Area: 1140 HX Base Yr



COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	28,441
TOTAL MARKET OB/XF VALUE	7,400
TOTAL LAND VALUE - MARKET	8,512
TOTAL MARKET VALUE	44,353
SOH/AGL Deduction	0
ASSESSED VALUE	44,353
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	44,353
TOTAL JUST VALUE	44,353
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	44,353

LAND:1:1: LOW AND WET

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042178	Electrical Servic	0	06/18/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1408/1768	3/24/2020	WD	U	I	11	100
GRANTOR: PATRICIA M ELLIS						
GRANTEE: JOSEPH L II & CHARL						
1406/1213	2/20/2020	WD	U	I	11	100
GRANTOR: JOHN VERNON NORTON						
GRANTEE: PATRICIA M ELLIS						

3381 NE DREW RD, LAKE CITY

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

BUILDING NOTES

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	0070	CARPORT UF	0	0	26	20	1.00	UT	400.00	400.00	50	0	0	3	50	200	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0296	SHED METAL	0	0	0	0	1.00	UT	200.00	200.00	100	2025	2024		100	200	

BUILDING DIMENSIONS

BAS=[YR=2025;ORIG=14,16] E76 S15 W76 N15 $
.

LAND DESCRIPTION

TOTAL OB/XF 7,400

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	0200	C	MBL HM	0		00	0.00	0.00	1.52	AC		1.00	1.00	1.00	5,600.00	5,600.00	8,512							

REVIEW DATE 05/02/2024 BY JB Total Acres: 1.52 Total Land Value: 8,512 Market: 0 Agricultural: 0 Common: 8,512 PRINTED 10/10/2025 BY SYS