

COMM SW COR OF NW1/4 OF SW1/4, N
FT FOR POB, CONT E 289 FT, N 605
605 FT TO POB.

GATELY SYLVIA/LILIANTHAL JACQUELINE
269 SW PLACID LN
LAKE CITY, FL 32024

2026

01-4S-15-00312-008



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 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
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality	05	05
DOR CODE	0200 MOBILE HOME	
MAP NUM		01
NEIGHBORHOOD/LOC	1415.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100		1,456	40,151
UOP	48	25		12	331
UOP	72	25		18	496
UOP	192	25		48	1,324

TOTALS	1,768			1,534	42,302
--------	-------	--	--	-------	--------

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00
4	0040	BARN, POLE	0	0	0	0	1.00	UT	0.00
5	9947	Septic	0	0	0	0	1.00	UT	3,000.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0200	C	MBL HM	0		A-1	0.00	0.00	4.01

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0800	02	1,534	114.9000	68.94	105,754	1993	1993		0	0	0 60.00	40.00	
1 MOBILE HME 0% - 2023 Heated Area: 1456 HX Base Yr													
BAS UOP UOP UOP													
269 SW PLACID LN, LAKE CITY													
BLD DATE XF DATE INC DATE													
LGL DATE LAND DATE AG DATE													
04/07/2025 MLU													

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1		3	
VALUATION SUMMARY								
VALUATION BY				STANDARD				
Tax Group: 3				Tax Dist:				
BUILDING MARKET VALUE				42,302				
TOTAL MARKET OB/XF VALUE				10,900				
TOTAL LAND VALUE - MARKET				36,090				
TOTAL MARKET VALUE				89,292				
SOH/AGL Deduction				1,081				
ASSESSED VALUE				88,211				
TOTAL EXEMPTION VALUE				0				
BASE TAXABLE VALUE				88,211				
TOTAL JUST VALUE				89,292				
NCON VALUE				0				
INCOME VALUE								
PREVIOUS YEAR MKT VALUE				89,292				
SALE:2:1: 14.02 AC								
XF0B:2:1: MERI MH								
PRMT:1:1: 28X52								
SALE:1:1: 4.013 AC								
PERMIT NUM		DESCRIPTION		AMT		ISSUED		
10608		M H		125		01/04/1996		
7179		M H		60		05/19/1993		
SALES DATA								
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE
1468/2215		6/09/2022		PB	U	I	18	0
GRANTOR:LILIENTHAL SYLVIA								
GRANTEE:GATELY SYLVIA								
0974/0620		1/07/2003		WD	Q	I	03	45,000
GRANTOR:BILLY & JOEANN RICE								
GRANTEE:ALFRED & SYLVIA LIL								
BUILDING NOTES								