

BRYANT GERALD D/BRYANT DANIELLE M
243 SW REIGEL CT
LAKE CITY, FL 32024

2026

01-4S-15-00312-009



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall Roof Structure03VINYL SID 100 GABLE/HIP 100

Roof Cover Interior Wall05COMP SHNGL 100 DRYWALL 100

Interior Floor03CARPET 90

Interior Floor08SHT VINYL 10

Air Condition Heating Type03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms Bathrooms Stories1.1.100

Architectual Units Condition Adj Kitchen Adjus0101100

Quality0505

DOR CODE0200MOBILE HOME

MAP NUMMKT AREA01

NEIGHBORHOOD/LOC1415.001.00/

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BASUOP1,620144100251,6203656,7171,255

TOTALS1,7641,65657,717

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDDPHY FACT% COND TOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHAT OTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10294SHED WOOD/0010141.00UT500.00500.005019931993350250

20294SHED WOOD/002024480.00UT5.005.0050200520053501,200

39945Well/Sept000001.00UT7,000.007,000.0010031007,000

40070CARPORT UF000001.00UT0.000.001002013201331001,000

50296SHED METAL000001.00UT0.000.00100201620163100400

60070CARPORT UF000001.00UT0.000.00100201620163100300

LAND DESCRIPTIONTOTAL OB/XF10,150

10200CMBL HM0A-10.000.004.01AC1.001.001.009,000.009,000.0036,090

REVIEW DATE08/11/2023BYJBTotal Acres: 4.01Total Land Value: 36,090Market: 0Agricultural: 0Common: 36,090PRINTED 10/07/2025 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0800021,656113.900068.34113,171200620060049.0051.00

2 MOBILE HME 0% - 0Heated Area: 1620HX Base Yr

BAS

UOP

COLUMBIA COUNTY PROPERTY PAGE 1 of 13

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 3Tax Dist:

BUILDING MARKET VALUE57,717

TOTAL MARKET OB/XF VALUE10,150

TOTAL LAND VALUE - MARKET36,090

TOTAL MARKET VALUE103,957

SOH/AGL Deduction0

ASSESSED VALUE103,957

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE103,957

TOTAL JUST VALUE103,957

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE107,352

SALE:2:1: 14.02 AC

XFOB:1:1: 1993 SKYLINE MH

BLDG:1:1: SKYLINE MH

SALE:1:1: 4.008 ACRES

PERMIT NUMDESCRIPTIONAMTISSUED

23727MH49310/18/2005

SALES DATA

OFF RECORD NumberDATETYPE INSTQ U I V I RSN CD SALE PRICE

1297/14616/26/2015WDQI0172,500

GRANTOR:DANIEL EDWIN UMSTEAD

GRANTEE:GERALD D & DANIELLE

1295/08675/26/2015PBUI180

GRANTOR:CLERK OF COURT (GEORG

GRANTEE:DANIEL EDWIN UMSTEA

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S27 E28 UOP= S12 E12 N12 W12\$ E32 N27\$.