COMM SE COR OF SEC,RUN N 52.91 F
SR-252 FOR POB, RUN W 58.48 FT T
MURRAY RD, N 20 DG W 197.06 FT N

JOHNSON MICHAELA N/JOHNSON REBECCA R
2886 SW MAYO RD
LAKE CITY, FL 32024-0508

2026

01-4S-15-00314-004

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

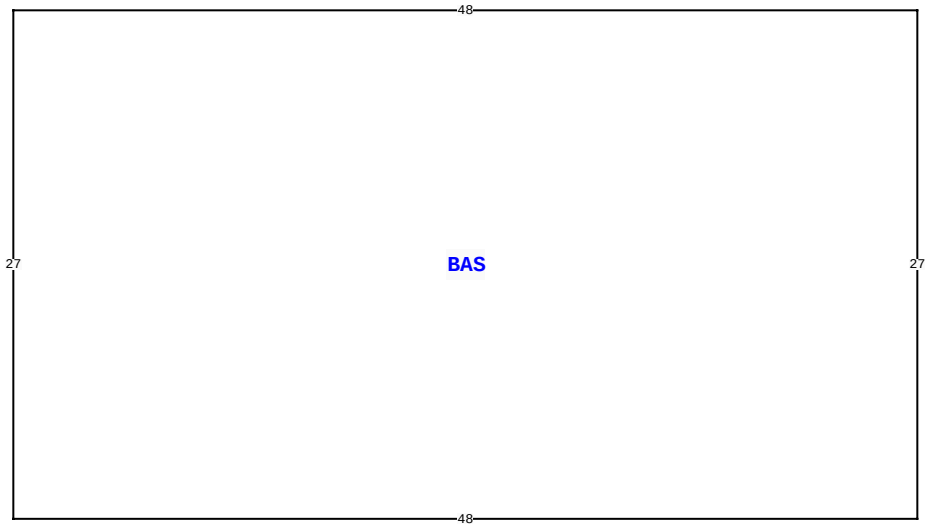
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0202	MOBILE HOME/M HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1415.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100		1,296	145,248
TOTALS	1,296			1,296	145,248

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0203	02	1,296	117.0000	120.51	156,181	2021	2021	0	0	0	7.00	93.00

2 MANUF 3 100% - 2022 Heated Area: 1296 HX Base Yr 2022



BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

2886 SW MAYO RD, LAKE CITY

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		344,387
TOTAL MARKET OB/XF VALUE		22,030
TOTAL LAND VALUE - MARKET		55,110
TOTAL MARKET VALUE		421,527
SOH/AGL Deduction		163,618
ASSESSED VALUE		257,909
TOTAL EXEMPTION VALUE	HX HB DH DHB	101,444
BASE TAXABLE VALUE		156,465
TOTAL JUST VALUE		421,527
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		428,934

SALE:4:1: FATHER TO SON
SALE:3:1: $.70 STAMPS
BLDG:1:1: MERI MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042461	Mobile Home		08/02/2021
000042403	Mobile Home		07/26/2021
11108	M H	125	05/03/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1428/2344	1/23/2021	WD	Q	V	03	45,000
GRANTOR: PULLEN AARON K						
GRANTEE: JOHNSON MICHAELA N						
1234/0250	4/25/2012	WD	Q	V	01	29,000
GRANTOR: VERNE D & BRIAN D BUR						
GRANTEE: AARON K PULLEN & WE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=25,15] E48 S27 W48 N27 $
.

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	100	20	25	500.00	UT	2.50	2.50	100	1999	1999	3	100	1,250	
2	0060	CARPORT F	0	100	0	0	1.00	UT	1,600.00	1,600.00	100	2021	2021		100	1,600	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2021	2021		100	1,200	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2024	2023		100	2,000	
7	0261	PRCH, UOP	0	100	0	0	1.00	UT	1,980.00	1,980.00	100	2024	2023		100	1,980	

LAND DESCRIPTION

TOTAL OB/XF 22,030

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	100		A-1	0.00	0.00	5.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	55,110							

REVIEW DATE 08/10/2023 BY JB Total Acres: 5.01 Total Land Value: 55,110 Market: 0 Agricultural: 0 Common: 55,110 PRINTED 10/06/2025 BY SYS

COMM SE COR OF SEC,RUN N 52.91 F
SR-252 FOR POB, RUN W 58.48 FT T
MURRAY RD, N 20 DG W 197.06 FT N

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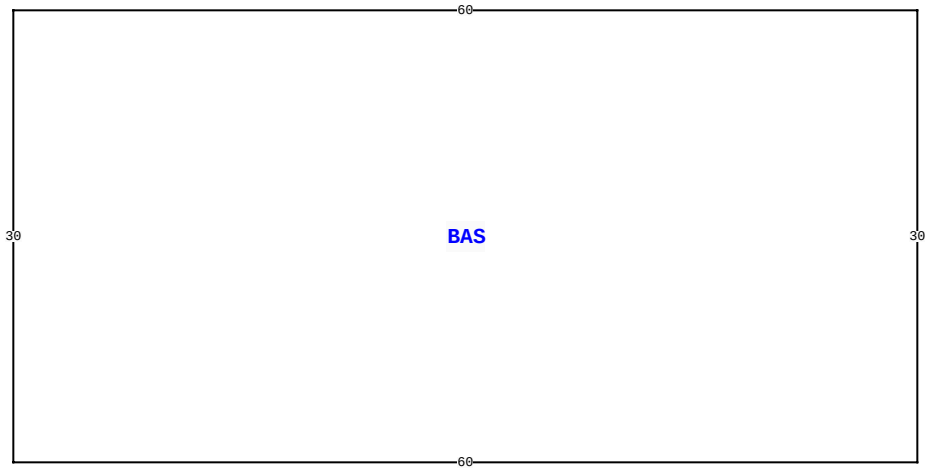
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0202	MOBILE HOME/M HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1415.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,800	100		1,800	199,139
TOTALS	1,800			1,800	199,139

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0203	02	1,800	115.5000	118.96	214,128	2021	2021	0	0	0	7.00	93.00

3 MANUF 3 100% - 2022 Heated Area: 1800 HX Base Yr 2022



2886 SW MAYO RD, LAKE CITY

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NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		428,934

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

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GRANTOR: PULLEN AARON K						
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1234/0250	4/25/2012	WD	Q	V	01	29,000
GRANTOR: VERNE D & BRIAN D BUR						
GRANTEE: AARON K PULLEN & WE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=17,12] E60 S30 W60 N30 $
.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 08/10/2023 BY JB Total Acres: 5.01 Total Land Value: 55,110 Market: 0 Agricultural: 0 Common: 55,110 PRINTED 10/06/2025 BY SYS