COMM NE COR OF NW1/4, RUN S
1762.44 FT, W 644.80 FT FOR
POB, CONT W 230 FT, N 189.40

FRAZIER LISA LITTLE
225 SW SAPPHIRE CT
LAKE CITY, FL 32024

2026

01-5S-16-03389-004

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

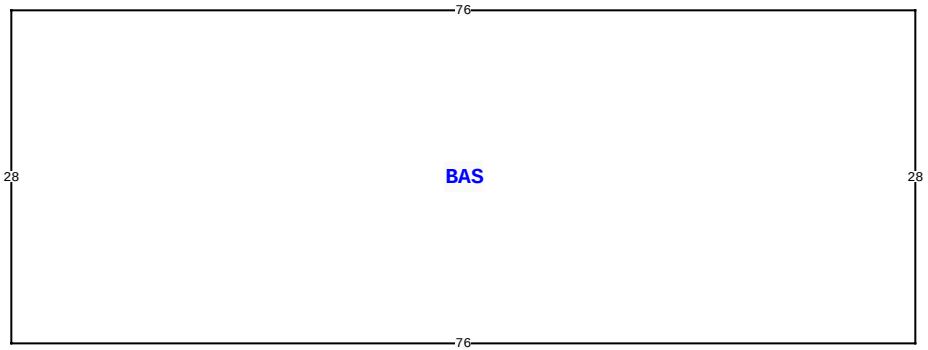
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	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		MKT AREA 01
NEIGHBORHOOD/LOC	1516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,128	100		2,128	55,107
TOTALS	2,128			2,128	55,107

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,128	107.9000	64.74	137,767	1997	1997	0	0	0	60.00	40.00

1 MOBILE HME 100% - 1998 Heated Area: 2128 HX Base Yr 1998



422 SW SAPPHIRE CT, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		55,107
TOTAL MARKET OB/XF VALUE		8,300
TOTAL LAND VALUE - MARKET		15,000
TOTAL MARKET VALUE		78,407
SOH/AGL Deduction		26,806
ASSESSED VALUE		51,601
TOTAL EXEMPTION VALUE	HX HB	26,601
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		78,407
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		78,407

LAND:2:1: POOR ACCESS

SALE:1:1: FAMILY TRANSACTION

PERMIT NUM	DESCRIPTION	AMT	ISSUED
12673	M H	125	06/17/1997
12600	M H	125	06/03/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0849/1651	11/26/1997	WD	Q	V	01	0

GRANTOR: JIM LITTLE

GRANTEE: LISA LIITLE FRAZIER

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S28 E76 N28$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1997	1997	3	100	1,200	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	100	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 8,300

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	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							

REVIEW DATE 09/04/2019 BY KR Total Acres: 1.00 Total Land Value: 15,000 Market: 0 Agricultural: 0 Common: 15,000 PRINTED 10/29/2025 BY SYS