LOTS 17 CARTER ACRES S/D UNIT I.
461-685, WD 1071-234, WD 1304-69

MOWERS CAMERON MICHAEL
360 NW ADRIENNE GLN
LAKE CITY, FL 32055

2026

02-3S-16-01910-018

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
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
Quality	05	05

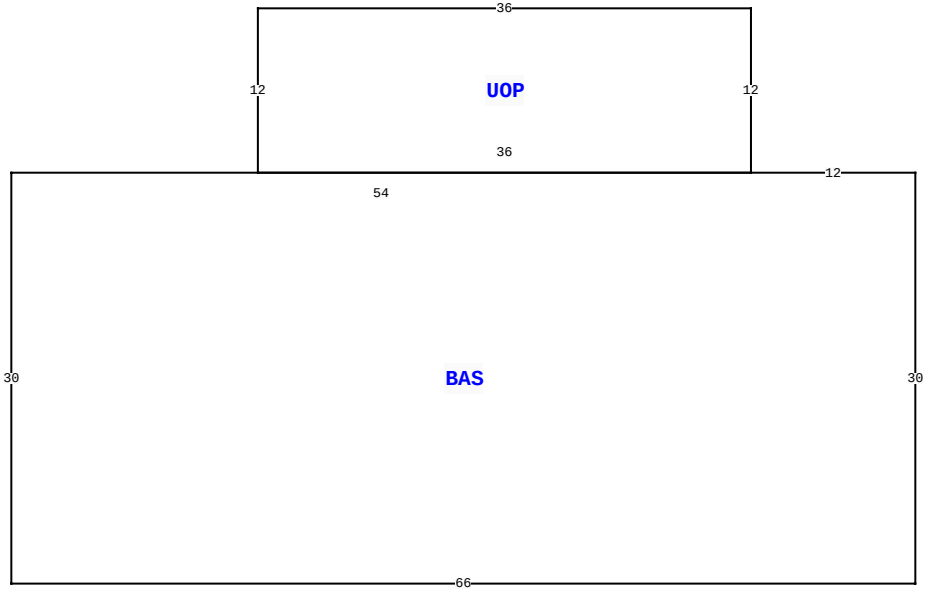
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 03
NEIGHBORHOOD/LOC 1316.0100 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,980	100		1,980	118,538
UOP	432	25		108	6,466
TOTALS	2,412			2,088	125,003

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,088	115.8000	108.85	227,279	2007	2007	0	0	0	45.00	55.00

1 MANUF 1 100% - 2016 Heated Area: 1980 HX Base Yr 2016



360 NW ADRIENNE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/15/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		125,003
TOTAL MARKET OB/XF VALUE		12,200
TOTAL LAND VALUE - MARKET		25,704
TOTAL MARKET VALUE		162,907
SOH/AGL Deduction		58,122
ASSESSED VALUE		104,785
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		54,063
TOTAL JUST VALUE		162,907
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		169,726

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045435	Roof Replacement	14,500	09/13/2022
25579	M H	456	02/28/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1304/0699	11/06/2015	WD	Q	I	01	85,000
GRANTOR: JIM & CAROL DELONG						
GRANTEE: CAMERON MICHAEL MOW						
1071/0234	1/10/2006	WD	Q	V		65,000
GRANTOR: YVONNE C GRIFFIN (REV						
GRANTEE: DELONG						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 UOP= N12 W36 S12 E36$ W54 S30 E66 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
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2007	2007	3	100	1,200	
2	0296	SHED METAL	0	100	12	16	1.00	UT	0.00	0.00	100	2009	2009	3	100	1,000	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0081	DECKING WI	0	100	30	5	1.00	UT	0.00	0.00	100	2009	2009	3	100	1,000	
5	0296	SHED METAL	0	100	12	36	1.00	UT	0.00	0.00	100	2009	2009	3	100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 12,200

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		RSF/MH	0.00	0.00	4.59	AC		1.00	1.00	0.80	7,000.00	5,600.00	25,704							

REVIEW DATE 05/04/2023 BY JB Total Acres: 4.59 Total Land Value: 25,704 Market: 0 Agricultural: 0 Common: 25,704 PRINTED 11/18/2025 BY SYS