LOT 5 OF REPLAT OF LOT 20 ROLLIN
UNREC.
COMM NW COR OF NW1/4 OF SE1/4, R

RIVERA PEDRO LUIS
321 SE PLEASURE PL
LAKE CITY, FL 32025-2867

2026

02-6S-17-09552-105

BUILDING CHARACTERISTICS

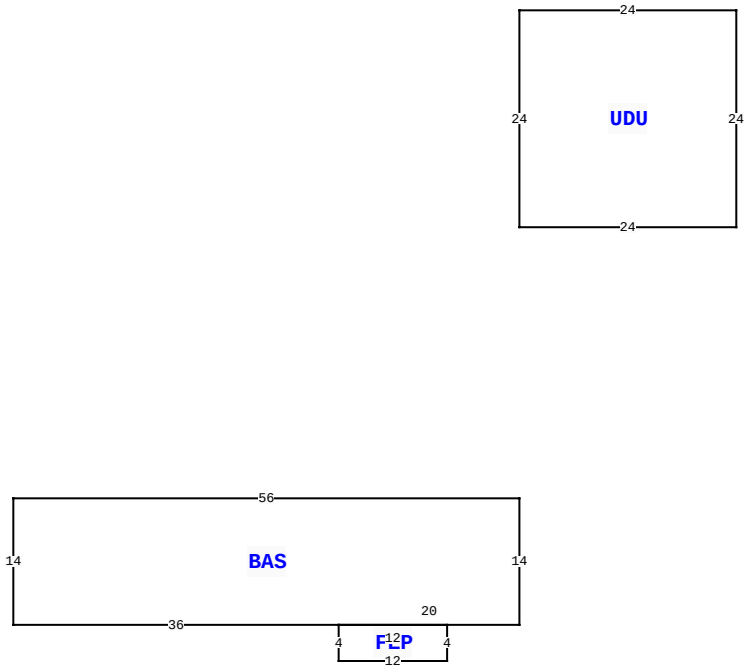
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	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 02
NEIGHBORHOOD/LOC	2617.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	784	100		784	21,620
FEP	48	85		41	1,131
UDU	576	60		346	9,541
TOTALS	1,408			1,171	32,292

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,171	114.9000	68.94	80,729	1988	1988	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2015 Heated Area: 784 HX Base Yr 2015



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

321 SE PLEASURE PL, LAKE CITY

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		32,292
TOTAL MARKET OB/XF VALUE		8,200
TOTAL LAND VALUE - MARKET		11,165
TOTAL MARKET VALUE		51,657
SOH/AGL Deduction		24,587
ASSESSED VALUE		27,070
TOTAL EXEMPTION VALUE	HX HB DX	27,070
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		51,657
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		51,657

SALE:1:1: W,S,E INCLUDED

PERMIT NUM	DESCRIPTION	AMT	ISSUED
12012	M H	125	01/06/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1271/1619	3/24/2014	WD	U	I	35	48,000
GRANTOR: FRANK X & RUTH M HOCH						
GRANTEE: PEDRO LUIS RIVERA						
0817/1442	2/15/1996	WD	U	V	12	7,500
GRANTOR: EARL E & ANNA K WATER						
GRANTEE: FRANK X & RUTH M HO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S14 E36 FEP= S4 E12 N4 W12$ E20 N14$ PTR= N30 UDU= E24 N24 W24 S24$ S30$.

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	0294	SHED WOOD/	0	100	6	8	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	800	
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 8,200

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		00	0.00	0.00	0.55	AC		1.00	1.00	1.45	14,000.00	20,300.00	11,165							

REVIEW DATE 09/27/2017 BY DF Total Acres: 0.55 Total Land Value: 11,165 Market: 0 Agricultural: 0 Common: 11,165 PRINTED 11/18/2025 BY SYS