PART OF LOT 34 ROLLING HILLS S/D
COMM NE COR OF SW1/4, RUN S 210
FOR POB, CONT W 210.89 FT, N 500

POTTER NANCY A
119 SE ROLLING HILLS DR
LAKE CITY, FL 32025

2026

02-6S-17-09553-056

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

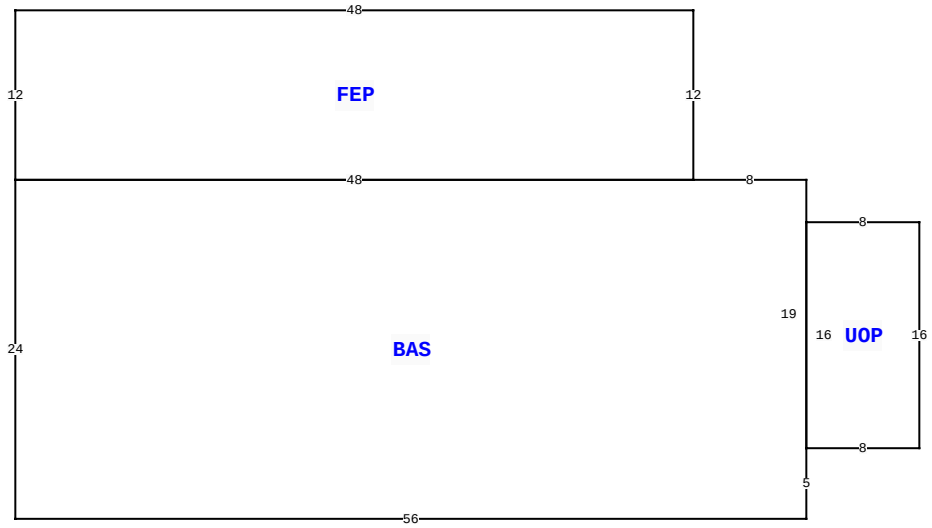
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
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	1,344	100		1,344	33,068
FEP	576	85		490	12,056
UOP	128	25		32	787
TOTALS	2,048			1,866	45,911

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,866	102.5100	61.51	114,778	1972	1972	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 1344 HX Base Yr



BLD DATE	
XF DATE	
INC DATE	
LGL DATE	
LAND DATE	05/20/2024 MLU
AG DATE	

119 SE ROLLING HILLS DR, LAKE CITY

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		45,911
TOTAL MARKET OB/XF VALUE		8,450
TOTAL LAND VALUE - MARKET		52,300
TOTAL MARKET VALUE		106,661
SOH/AGL Deduction		56,020
ASSESSED VALUE		50,641
TOTAL EXEMPTION VALUE	HX HB WX	30,641
BASE TAXABLE VALUE		20,000
TOTAL JUST VALUE		106,661
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		106,661

BLDG:1:1: MONARCH MH (NANCY POTTER LIVES HERE)

LAND:1:1: 5.23 AC'S TOTAL:4.23 AC'S AE/Y:1 AC-N(2N

PERMIT NUM	DESCRIPTION	AMT	ISSUED
11801	M H	125	10/28/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1308/1450	1/25/2016	LE	U	I	30	100
GRANTOR: NANCY A POTTER (LIFE						
GRANTEE: JOSAFINA RAYMER						
1308/1447	11/05/2015	QC	U	I	11	100
GRANTOR: HOWARD EDWARD BENNETT						
GRANTEE: NANCY A POTTER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W8 FEP= N12 W48 S12 E48$ W48 S24 E56 N5 UOP= E8 N16 W8 S16$ N19$.

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	0020	BARN,FR	0	100	0	0	1.00	UT	1,200.00	1,200.00	50	1995	1995	3	50	600	
2	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	1995	1995	3	100	450	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	400.00	400.00	50	2005	2005	3	50	200	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 8,450

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	4.23	AC		1.00	1.00	1.00	10,000.00	10,000.00	42,300							
2	0200	C	MBL HM	100		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	10,000							

REVIEW DATE 09/26/2017 BY DF Total Acres: 5.23 Total Land Value: 52,300 Market: 0 Agricultural: 0 Common: 52,300 PRINTED 11/19/2025 BY SYS