1 ACRE LOCATED IN NW COR OF SW1/
752-1248, POA 1141-1904, WD 1281

JONES PATRICIA ANN
629 NW CHAMBIRA WAY
LAKE CITY, FL 32055

2026

03-3S-16-01948-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

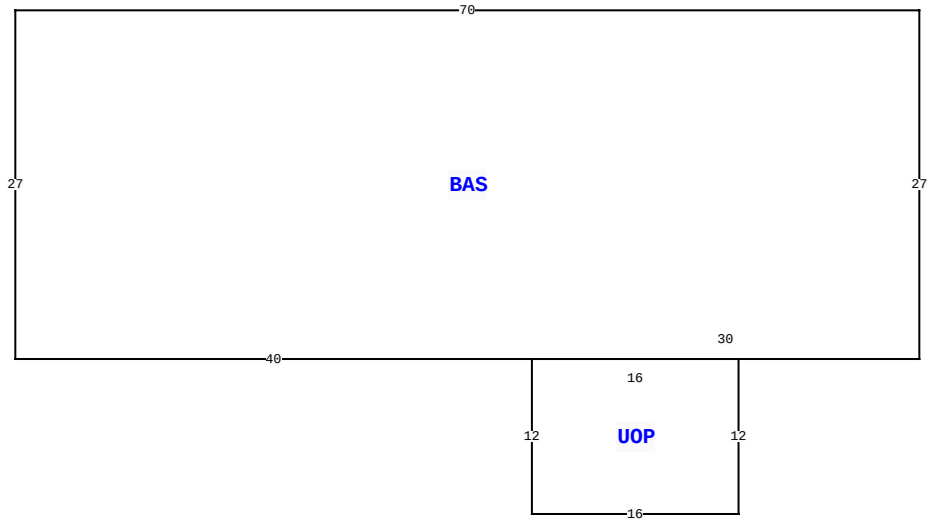
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,890	100		1,890	100,166
UOP	192	25		48	2,544
TOTALS	2,082			1,938	102,710

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,938	102.5100	96.36	186,746	1999	1999	0	0	0	45.00	55.00

2 MANUF 1 100% - 2015 Heated Area: 1890 HX Base Yr 2015



629 NW CHAMBIRA WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		102,710
TOTAL MARKET OB/XF VALUE		10,600
TOTAL LAND VALUE - MARKET		9,500
TOTAL MARKET VALUE		122,810
SOH/AGL Deduction		64,967
ASSESSED VALUE		57,843
TOTAL EXEMPTION VALUE	HX HB WX DX SX	57,843
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		122,810
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		122,810

SALE:1:1: 1 ACRE ($.60 STAMPS)

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15229	M H	125	03/17/1999
6666	M H	60	12/10/1992

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1281/2624	8/12/2014	WD	U	V	30	18,000
GRANTOR: LEWIS WALLACE						
GRANTEE: PARTRICIA ANN JONES						
0752/1248	3/27/1991	WD	Q	V	02	0
GRANTOR: J C MARSH						
GRANTEE: LEWIS WALLACE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W70 S27 E40 UOP= S12 E16 N12 W16$ E30 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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	600	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0261	PRCH, UOP	0	100	0	0	1.00	UT	600.00	600.00	100	2023	2022		100	600	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2023	2022		100	1,200	
5	0296	SHED METAL	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2023	2022		100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 10,600

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	9,500.00	9,500.00	9,500							

REVIEW DATE 02/15/2023 BY KS Total Acres: 1.00 Total Land Value: 9,500 Market: 0 Agricultural: 0 Common: 9,500 PRINTED 11/07/2025 BY SYS