

MALVASO ANGELA
103 SW TRANQUIL GLN
LAKE CITY, FL 32024

2026



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall31VINYL SID 100

Roof Structur03GABLE/HIP 100

Roof Cover12MODULAR MT 100

Interior Wall05DRYWALL 100

Interior Floo12HARDWOOD 90

Interior Floo08SHT VINYL 10

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms2 100

Bathrooms2 100

Stories1.1. 100

Architectual Units01CONV 100
0 100

Condition Adj0303 100

Kitchen Adjus0101 100

Quality0505

DOR CODE0200MOBILE HOME

MAP NUMMKT AREA06

NEIGHBORHOOD/LOC4416.001.00/

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS92410092492,946

BAS120100202312012,071

TOTALS1,0441,044105,018

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLD CAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10169FENCE/WOOD00001.00UT0.000.00100200720073100250

20166CONC, PAVMT00001.00UT0.000.001002014201431001,500

39945Well/Sept00001.00UT7,000.007,000.0010031007,000

40285SALVAGE00001.00UT0.000.00100201820183100100

50263PRCH, USP00001.00UT0.000.00100201820183100500

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPPTH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10200CMBL HM0RMH-20.000.001.00LT1.001.001.0022,500.0022,500.0022,500

REVIEW DATE05/28/2024BY TPTotal Acres: 0.51Total Land Value: 22,500Market: 0Agricultural: 0Common: 22,500PRINTED 11/04/2025 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYECONFNCTNORM% COND

0201021,044117.6000110.54115,40419992020009.0091.00

1 MANUF 10% - 2025Heated Area: 1044HX Base YrBASBAS 2023

BLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE

04/21/2023MLU

COLUMBIA COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE105,018

TOTAL MARKET OB/XF VALUE9,350

TOTAL LAND VALUE - MARKET22,500

TOTAL MARKET VALUE136,868

SOH/AGL Deduction0

ASSESSED VALUE136,868

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE136,868

TOTAL JUST VALUE136,868

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE139,176

SALE:1:1: WELL & SEPTIC INCL ORB 915-1547

LAND:1:1: .52 AC

Sales Data

OFF RECORD NumberDATETYPEINSTQU / I / V / I / RSN CD SALE PRICE

1513/14144/17/2024WDQI01149,000

GRANTOR: VANSICKLE BRITTNEE NI

GRANTEE: MALVASO ANGELA

1483/681/16/2023WDUI110

GRANTOR: VANSICKLE BRITTNEE NI

GRANTEE: VANSICKLE BRITTNEE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W66 S14 E66 N14 \$

BAS=[YR=2023;ORIG=-21,14] W12 S10 E12 N10 \$