COMM SE COR OF NW1/4, RUN N 775.
FOR POB, CONT E 297.21 FT, S 12
TO N R/W OLIVE ST. W 223.20 FT,

DAVINO MICHAEL ANTHONY
PO BOX 2904
LAKE CITY, FL 32056

2026

05-3S-17-04843-028

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 70
Interior Floo	14	CARPET 30
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

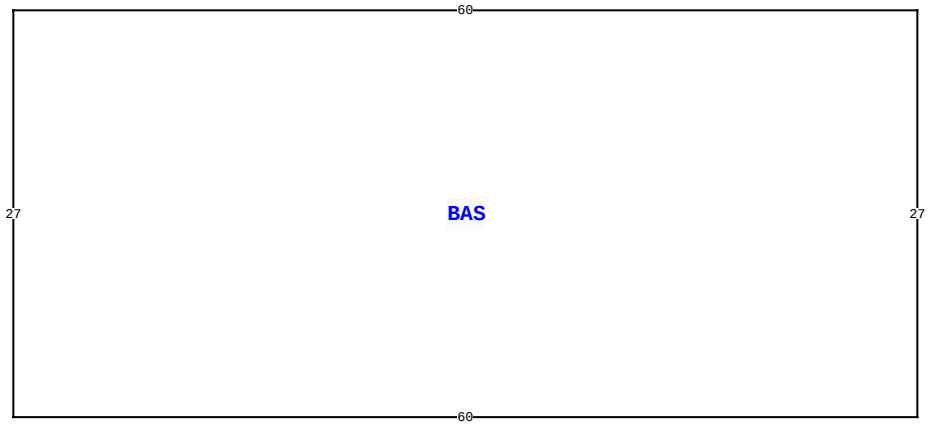
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	5317.0100	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	110,264
TOTALS	1,620			1,620	110,264

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,620	118.7000	111.58	180,760	2009	2009	0	0	0	39.00	61.00

1 MANUF 1 0% - 2024 Heated Area: 1620 HX Base Yr



175 NW OLIVE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	110,264
TOTAL MARKET OB/XF VALUE	24,700
TOTAL LAND VALUE - MARKET	22,560
TOTAL MARKET VALUE	157,524
SOH/AGL Deduction	0
ASSESSED VALUE	157,524
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	157,524
TOTAL JUST VALUE	157,524
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	158,604

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27805	M H	491	05/11/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1548/1172	8/28/2025	WD	Q	I	01	215,000
GRANTOR: FAIRCHILDS RETREAT SO						
GRANTEE: DAVINO MICHAEL ANTH						
1486/2278	3/14/2023	WD	Q	I	01	195,000
GRANTOR: BLACKMON SHARON Y						
GRANTEE: FAIRCHILDS RETREAT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S27 E60 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	0031	BARN,MT AE	0	0	24	45	1,080.00	UT	15.00	15.00	100	2009	2009	3	100	16,200	
2	0261	PRCH, UOP	0	0	0	0	1.00	UT	1,500.00	1,500.00	100	2015	2015	3	100	1,500	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 24,700

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	0		RSF/MH	0.00	0.00	1.88	AC		1.00	1.00	1.00	12,000.00	12,000.00	22,560							

REVIEW DATE 10/01/2025 BY TP Total Acres: 1.88 Total Land Value: 22,560 Market: 0 Agricultural: 0 Common: 22,560 PRINTED 11/17/2025 BY SYS