LOT 8 BLOCK A WOODGATE VILLAGE
UNIT 1. 527-697, 550-369, 663-576, 870-2263, WD 1244-122 DC

BERTOLOTTI JOYCE
215 SW ASPEN GLN
LAKE CITY, FL 32024

2026

05-4S-16-02777-009

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

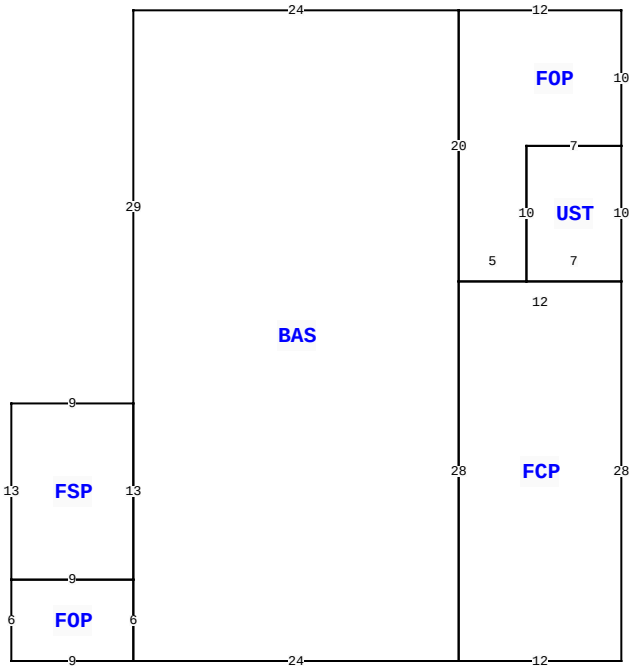
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	5416.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100		1,152	32,044
FCP	336	25		84	2,336
FOP	54	35		19	528
FOP	170	35		60	1,669
FSP	117	40		47	1,307
UST	70	45		32	890
TOTALS	1,899			1,394	38,776

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,394	115.9000	69.54	96,939	1989	1989	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2016 Heated Area: 1152 HX Base Yr 2016



215 SW ASPEN GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		38,776
TOTAL MARKET OB/XF VALUE		9,134
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		66,410
SOH/AGL Deduction		29,756
ASSESSED VALUE		36,654
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		11,654
TOTAL JUST VALUE		66,410
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		66,410

XFOB:1:1: CHAD M H

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1329/0953	1/13/2017	LE	U	I	14	100
GRANTOR: JOYCE BERTOLOTTI						
GRANTEE: JOYCE BERTOLOTTI &						
1304/2421	11/20/2015	WD	U	I	11	100
GRANTOR: LINFORD BROWN ETAL						
GRANTEE: JOYCE BERTOLOTTI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S29 FSP= W9 S13 E9 N13$ S13 FOP= W9 S6 E9 N6$ S6E24 FCP= E12 N28 W12 S28$ N28FOP= E5 UST= E7 N10 W7 S10$ N10 E7 N10 W12 S20 $ N20$.

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	0166	CONC,PAVMT	0	100	63	12	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,134	
2	0261	PRCH, UOP	0	100	8	10	80.00	UT	5.00	5.00	50	1993	1993	3	50	200	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
5	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	3,200	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,000	
7	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 9,134

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		RMH-2	75.00	145.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 10/03/2023 BY JB Total Acres: 0.25 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/19/2025 BY SYS