LOT 15 BLOCK A WOODGATE VILLAGE

527-697, 550-369, 830-1957, 907-

DAVIS JAY
P O BOX 1508
LAKE CITY, FL 32056

2026

05-4S-16-02777-016

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

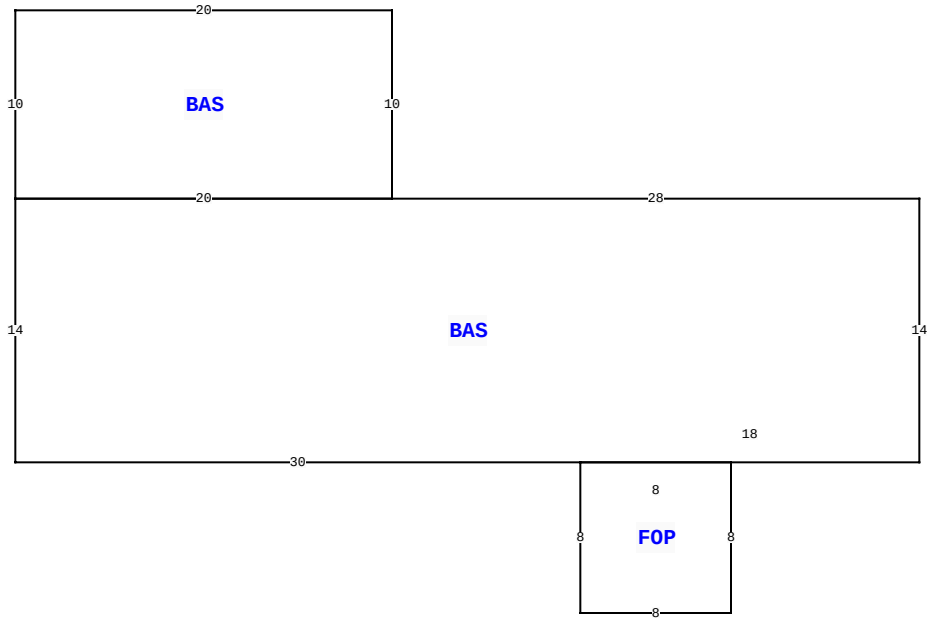
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 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 06
NEIGHBORHOOD/LOC	5416.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	200	100		200	3,927
BAS	672	100		672	13,195
FOP	64	35		22	432
TOTALS	936			894	17,554

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	894	81.8100	49.09	43,886	1987	1987	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 872 HX Base Yr



294 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	17,554
TOTAL MARKET OB/XF VALUE	3,000
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	39,054
SOH/AGL Deduction	3,114
ASSESSED VALUE	35,940
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	35,940
TOTAL JUST VALUE	39,054
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	39,054

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0907/0481	7/26/2000	WD	Q	V	01	100
GRANTOR: WESTRIDGE INC						
GRANTEE: JAY S DAVIS (CLEAR						
0830/1957	6/15/1996	CD	U	V	11	9,500
GRANTOR: AUDREY BULLARD						
GRANTEE: JAY S DAVIS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 BAS= N10 W20 S10 E20$ W20 S14 E30 FOP= S8 E8 N8 W8$ E18 N14$.

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	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 3,000

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		RMH-	2109.00	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: 0.36 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 10/06/2025 BY SYS