LOT 20 BLOCK A WOODGATE VILLAGE
527-697, 550-369, 784-959, 791-1

MOUNT DAVID V
214 SW ASPEN GLEN
LAKE CITY, FL 32024

2026

05-4S-16-02777-021

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		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

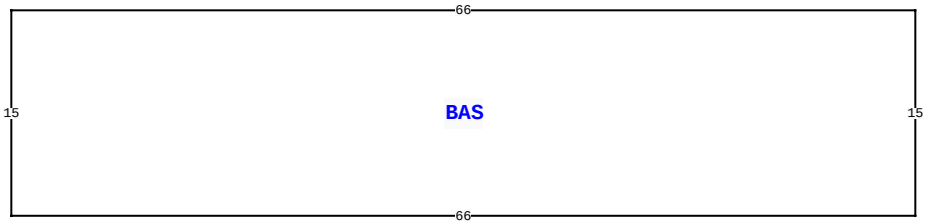
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	5416.0100	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	990	100		990	93,511
TOTALS	990			990	93,511

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	990	112.9000	106.13	105,069	2019	2019	0	0	0	11.00	89.00

2 MANUF 1 0% - 0 Heated Area: 990 HX Base Yr



214 SW ASPEN GLN, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	93,511
TOTAL MARKET OB/XF VALUE	5,000
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	117,011
SOH/AGL Deduction	8,803
ASSESSED VALUE	108,208
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	108,208
TOTAL JUST VALUE	117,011
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	119,113

SALE:2:1: LOT 20 BLK A UNIT 1 WOODGATE VILLAGE
XFOB:1:1: CIMM ID#GB7CS90632 ORB 791-1023
SALE:1:1: LOT 20 BLOCK A UNIT 1 INCLUDED MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1322/1292	9/15/2016	WD	Q	I	01	29,000
GRANTOR: LINDA G MUSGROVE						
GRANTEE: DAVID V MOUNT						
1237/2625	7/03/2012	WD	U	I	37	18,000
GRANTOR: LAURIE DELOACH						
GRANTEE: LINDA G MUSGROVE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S15 E66 N15$.

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	0294	SHED WOOD/	0	0	8	10	80.00	UT	5.00	5.00	100	1993	1993	3	100	400	
2	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,000	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0070	CARPORT UF	0	0	0	0	1.00	UT	600.00	600.00	100	2024	2023		100	600	

LAND DESCRIPTION

TOTAL OB/XF 5,000

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-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 10/06/2025 BY SYS