COMM SW COR OF SE1/4, E 205 FT,
R/W OF SR-252, CONT N 2599.92 FT
SE1/4, E 1207.05 FT FOR POB, CON

GARATE LYNN S/GARATE TERRY A
144 SW LORDS GLN
LAKE CITY, FL 32024

2026

06-4S-16-02788-031

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		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

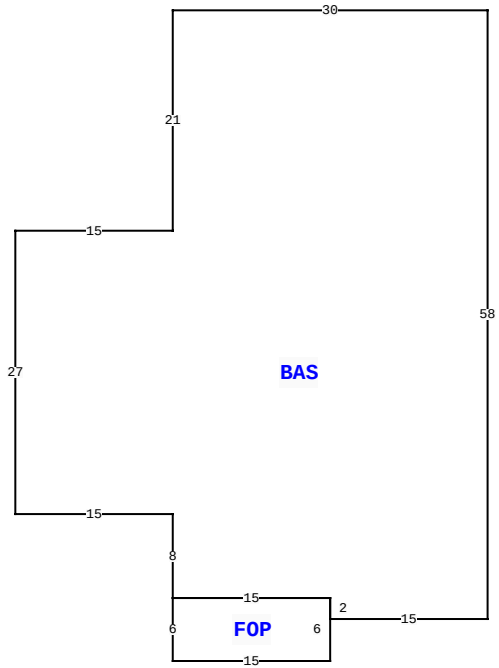
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 01
NEIGHBORHOOD/LOC 6416.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,115	100		2,115	145,477
FOP	90	35		32	2,201
TOTALS	2,205			2,147	147,679

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	2,147	113.9000	112.76	242,096	2009	2009	0	0	0	39.00	61.00

1 MANUF 2 100% - 2024 Heated Area: 2115 HX Base Yr 2024



144 SW LORDS GLN, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		147,679
TOTAL MARKET OB/XF VALUE		16,840
TOTAL LAND VALUE - MARKET		27,300
TOTAL MARKET VALUE		191,819
SOH/AGL Deduction		90,216
ASSESSED VALUE		101,603
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		50,881
TOTAL JUST VALUE		191,819
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		201,502

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27647	M H	610	02/20/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1455/2348	12/27/2021	WD	U	I	37	240,000

GRANTOR: MAYS BETTY J
GRANTEE: GARATE LYNN S

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 S21 W15 S27 E15 S8 FOP= S6 E15 N6 W15$ E15 S2 E15 N58$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2014	2009	3	100	1,200	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0294	SHED WOOD/	0	100	18	32	1.00	UT	8,640.00	8,640.00	100	2024	2023		100	8,640	

LAND DESCRIPTION

TOTAL OB/XF 16,840

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		A-1	0.00	0.00	3.90	AC		1.00	1.00	1.00	7,000.00	7,000.00	27,300							

REVIEW DATE 08/01/2023 BY JB Total Acres: 3.90 Total Land Value: 27,300 Market: 0 Agricultural: 0 Common: 27,300 PRINTED 11/06/2025 BY SYS