

LOT 2 HIGHLAND FARMS S/D EX 1
AC DESC IN WD 1401-783.

HALL JOHN B/HALL JUDITH L
631 SW NORMA JEAN GLN
LAKE CITY, FL 32024

2026

06-6S-17-09615-102



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		4 100
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		02
NEIGHBORHOOD/LOC	6617.0100	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	2,280	100
UOP	312	25

TOTALS	2,592		2,358	138,859
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0080	DECKING	0 100	0	0	1.00	UT	0.00	
2	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	
3	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	
4	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	
5	0070	CARPORT UF	0 100	18	20	360.00	UT	2.50	
6	0030	BARN, MT	0	0	30 40	1,200.00	UT	15.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0200	C	MBL HM	100		00	0.00	0.00	1.00

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	2,358	113.9000	107.07	252,471	2002	2002	0	0	0 45.00	55.00	
2 MANUF 1 100% - 2003 Heated Area: 2280 HX Base Yr 2003												
631 SW NORMA JEAN GLN, LAKE CITY												
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												
										04/07/2025	MLU	

L N	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	0080	DECKING	0 100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	200	
2	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	600	
3	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	1,500	
5	0070	CARPORT UF	0 100	18	20	360.00	UT	2.50	2.50	100	2008	2008	3	100	900	
6	0030	BARN, MT	0	0	30 40	1,200.00	UT	15.00	15.00	100	2008	2008	3	100	18,000	

TOTAL OB/XF										28,200						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE
1	0200	C	MBL HM	100		00	0.00	0.00	1.00	LT		1.00	1.00	0.80	55,000.00	44,000.00

COLUMBIA COUNTY PROPERTY										PAGE 1 of 1		3
VALUATION SUMMARY												
VALUATION BY							STANDARD					
Tax Group: 3							Tax Dist:					
BUILDING MARKET VALUE							138,859					
TOTAL MARKET OB/XF VALUE							28,200					
TOTAL LAND VALUE - MARKET							44,000					
TOTAL MARKET VALUE							211,059					
SOH/AGL Deduction							89,538					
ASSESSED VALUE							121,521					
TOTAL EXEMPTION VALUE							HX HB		50,722			
BASE TAXABLE VALUE							70,799					
TOTAL JUST VALUE							211,059					
NCON VALUE							0					
INCOME VALUE												
PREVIOUS YEAR MKT VALUE							211,059					
SALE:5:1: LOT 2 HIGHLAND FARMS, 1978 DW MH INCL												
SALE:4:1: LOT 2 HIGHLANDS FARMS W 1978 DW MOB HOME												
SALE:3:1: LOT 2 HIGHLAND FARMS S/D												
SALE:2:1: ONLY A LIFE ESTATE (1978 DW MH)												
PERMIT NUM			DESCRIPTION				AMT			ISSUED		
20002			M H				125			09/30/2002		
SALES DATA												
OFF RECORD Number		DATE		TYPE INST		Q / V U / I		RSN CD		SALE PRICE		
0951/1629		4/18/2002		WD		Q I		01		500		
GRANTOR: CREIGHTON												
GRANTEE: JOHN & JUDITH HALL												
0947/1878		2/22/2002		WD		U I		07		26,428		
GRANTOR: CARRELL MCKEE RAINS &												
GRANTEE: JAMES M & DIANNA LY												

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OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE						
0951/1629	4/18/2002	WD	Q	I	01	500						

GRANTOR: CREIGHTON
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0947/1878 2/22/2002 WD U I 07 26,428
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BUILDING NOTES												
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BUILDING DIMENSIONS												
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BAS= W76 S30 E29 UOP= S12 E26 N12 W26\$ E47 N30\$.