

COMM NW COR OF SW1/4 OF SW1/4  
RUN S 316.50 FT FOR POB, RUN E  
1352.81 FT, S 316.51 FT, W

MELTON JIM ALAN  
942 SW DEKLE RD  
LAKE CITY, FL 32024

2026

07-4S-16-02806-018



| 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 80      |
| Interior Floo            | 12               | HARDWOOD 20    |
| 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 01    |
| NEIGHBORHOOD/LOC         | 7416.00 1.00/    |                |
| AREA TYPE                | TOTAL GROSS AREA | PCT OF BASE    |
| BAS                      | 560              | 100            |
| BAS                      | 1,441            | 100            |
| FOP                      | 120              | 35             |
| UCP                      | 500              | 20             |
| UOP                      | 336              | 25             |
| TOTALS                   | 2,957            | 2,227 62,320   |

| MARKET ADJUSTMENTS                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |     |           |             |                |                |      |      |      |      |       |        |  |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|--|
| TYPE                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM  | % COND |  |
| 0800                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | 02  | 2,227     | 116.6000    | 69.96          | 155,801        | 1985 | 1990 | 0    | 0    | 60.00 | 40.00  |  |
| 1 MOBILE HME 0% - 0 Heated Area: 2001 HX Base Yr                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |     |           |             |                |                |      |      |      |      |       |        |  |
| <div><div><div><div><div><div></div><div>BAS</div></div><div><div>16</div><div>35</div><div>16</div><div>21</div></div></div><div><div><div></div><div>UOP</div></div><div><div>16</div><div>21</div><div>20</div><div>25</div></div></div></div><div><div><div><div></div><div>BAS</div></div><div><div>26</div><div>35</div><div>19</div><div>22</div></div></div><div><div><div></div><div>FOP</div></div><div><div>7</div><div>15</div><div>15</div><div>8</div></div></div></div><div><div><div><div></div><div>UCP</div></div><div><div>26</div><div>25</div><div>20</div><div>25</div></div></div></div></div></div> |     |           |             |                |                |      |      |      |      |       |        |  |
| <div><div><div>BLD DATE</div><div>XF DATE</div></div><div><div>LGL DATE</div><div>LAND DATE</div></div><div>04/07/2025</div><div>MLU</div></div>                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |     |           |             |                |                |      |      |      |      |       |        |  |