BEG SE COR OF LOT 32 BARWICK S/D
191.30 FT, E 112.41 FT,S 192.62

PULS JESSICA A
228 SW CHARLIE LN
LAKE CITY, FL 32024-5664

2026

07-4S-16-02808-030

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

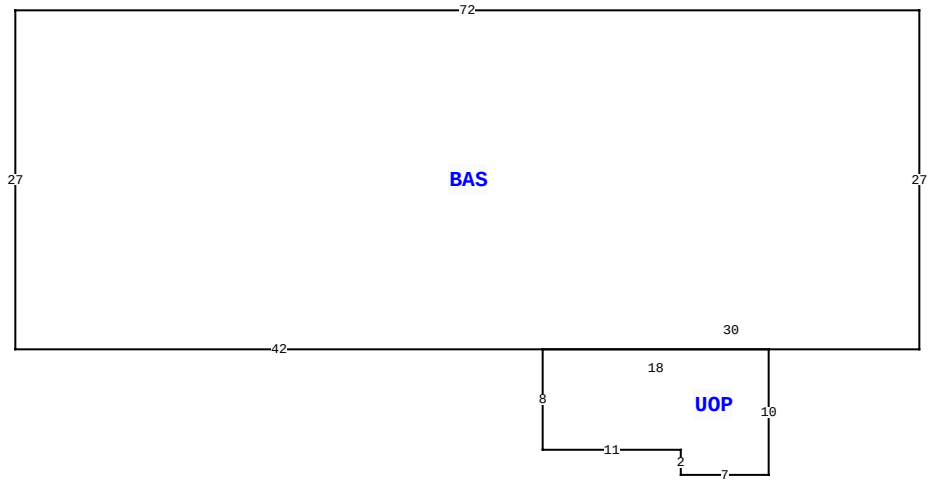
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	7416.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,944	100		1,944	114,479
UOP	158	25		40	2,356
TOTALS	2,102			1,984	116,835

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,984	113.9000	107.07	212,427	2004	2004	0	0	0	45.00	55.00

1 MANUF 1 50% - 2012 Heated Area: 1944 HX Base Yr 2012



228 SW CHARLIE LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/19/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		116,835
TOTAL MARKET OB/XF VALUE		5,400
TOTAL LAND VALUE - MARKET		8,250
TOTAL MARKET VALUE		130,485
SOH/AGL Deduction		32,504
ASSESSED VALUE		97,981
TOTAL EXEMPTION VALUE	HA HAB	25,000
BASE TAXABLE VALUE		72,981
TOTAL JUST VALUE		130,485
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		130,485

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1534/1468	3/03/2025	PB	U	I	18	0
GRANTOR: CLERK OF COURT (WILLI						
GRANTEE: PULS JESSICA						
1218/2521	7/07/2011	WD	U	I	12	45,000
GRANTOR: NATIONAL CITY MORTGAG						
GRANTEE: WILLIAM G & JESSICA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W72 S27 E42 UOP= S8 E11 S2 E7 N10 W18$ E30 N27$.

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	50	0	0	1.00	UT	1,200.00	1,200.00	100	2007	2007	3	100	1,200	
2	0169	FENCE/WOOD	0	50	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,200	
3	9947	Septic	0	50	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 5,400

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	50		A-1	0.00	0.00	0.50	AC		1.00	1.00	1.00	16,500.00	16,500.00	8,250							

REVIEW DATE 02/12/2024 BY KS Total Acres: 0.50 Total Land Value: 8,250 Market: 0 Agricultural: 0 Common: 8,250 PRINTED 11/20/2025 BY SYS