COMM SW COR OF NW1/4 OF SE1/4 RU
E R/W CO RD, N 165.42 FT FOR POB
FT, E 646.39 FT, S 165.41 FT, W

JOHNSON JOEY/JOHNSON MARY RUTH
2929 SW BIRLEY AVE
LAKE CITY, FL 32024

2026

08-4S-16-02812-010

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

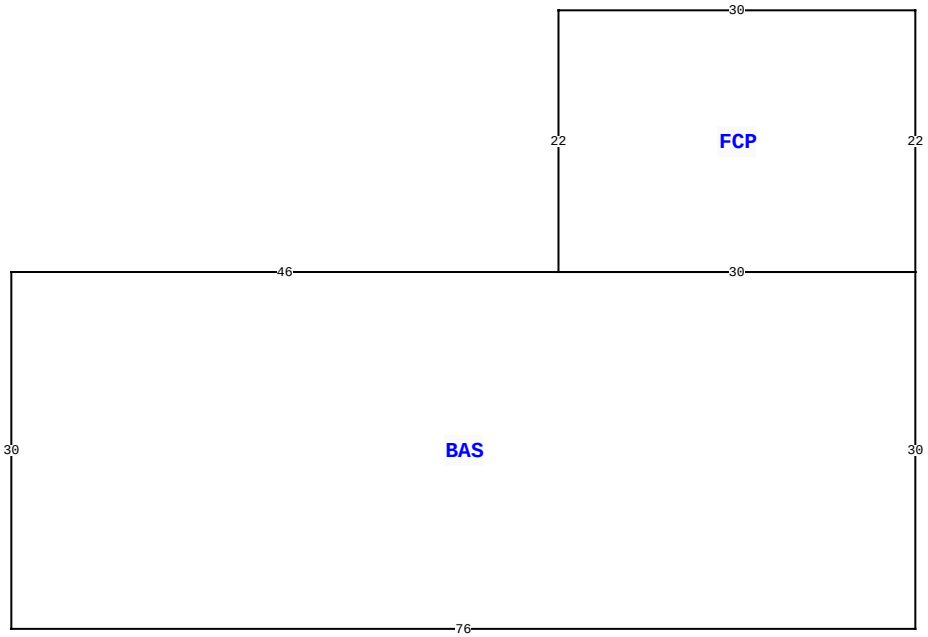
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	8416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100		2,280	138,153
FCP	660	25		165	9,998
TOTALS	2,940			2,445	148,151

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,445	117.2000	110.17	269,366	1999	1999	0	0	0	45.00	55.00

2 MANUF 1 100% - 0 Heated Area: 2280 HX Base Yr



2929 SW BIRLEY AVE, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		148,151
TOTAL MARKET OB/XF VALUE		18,841
TOTAL LAND VALUE - MARKET		14,605
TOTAL MARKET VALUE		181,597
SOH/AGL Deduction		90,657
ASSESSED VALUE		90,940
TOTAL EXEMPTION VALUE	13 HX HB	90,940
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		181,597
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		181,597

XFOB:1:1: FLEETWOOD M H

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15119	M H	125	02/22/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W46 S30 E76 N30 FCP= N22 W30 S22 E30$ W30$.

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	0296	SHED METAL	0	100	48	24	1,152.00	UT	4.40	4.40	60	0	0	3	60	3,041	
2	0263	PRCH,USP	0	100	16	24	384.00	UT	12.50	12.50	75	1999	1999	3	75	3,600	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0040	BARN,POLE	0	100	20	48	960.00	UT	2.50	2.50	50	1999	1999	3	50	1,200	
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,200	
7	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	
8	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	200	
9	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	600	
10	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 18,841

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	1.27	AC		1.00	1.00	1.00	11,500.00	11,500.00	14,605							

REVIEW DATE 02/15/2024 BY JB Total Acres: 1.27 Total Land Value: 14,605 Market: 0 Agricultural: 0 Common: 14,605 PRINTED 11/07/2025 BY SYS