LOT 12 BARWICK S/D.

WD 545-582, (DC 1294-872; LINDA

MOBLEY CHARLES J
453 SW LEONARD TERR
LAKE CITY, FL 32024

2026

08-4S-16-02815-013

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

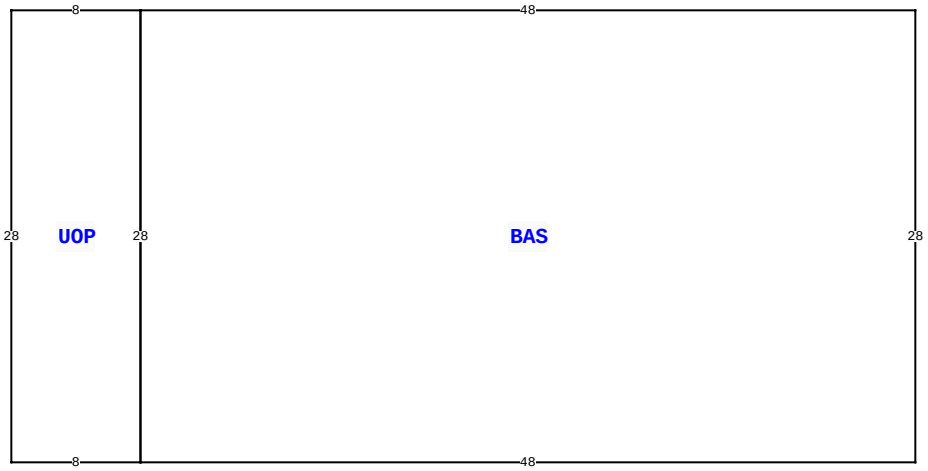
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
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	7416.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100		1,344	81,926
UOP	224	25		56	3,413
TOTALS	1,568			1,400	85,339

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,400	117.9000	110.83	155,162	1999	1998	0	0	0	45.00	55.00

2 MANUF 1 100% - 0 Heated Area: 1344 HX Base Yr



453 SW LEONARD TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		85,339
TOTAL MARKET OB/XF VALUE		10,738
TOTAL LAND VALUE - MARKET		22,800
TOTAL MARKET VALUE		118,877
SOH/AGL Deduction		62,507
ASSESSED VALUE		56,370
TOTAL EXEMPTION VALUE	HX HB SX WR	56,370
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		118,877
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		118,877

XFOB:1:1: SKYLINE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14259	M H	125	07/10/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0545/0582	8/01/1984	WD	Q	V		7,500

GRANTOR:

GRANTEE:

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	12	12	144.00	UT	2.00	2.00	100	0	0	3	100	288	
2	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	2.50	50	2006	2006	3	50	450	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
7	0265	PRCH,UEP	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	600	
8	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2019	2019	3	100	1,200	

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 UOP= W8 S28 E8 N28$ S28 E48 N28$.

LAND DESCRIPTION

TOTAL OB/XF 10,738

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	1.52	AC		1.00	1.00	1.00	15,000.00	15,000.00	22,800							

REVIEW DATE 03/04/2024 BY JB Total Acres: 1.52 Total Land Value: 22,800 Market: 0 Agricultural: 0 Common: 22,800 PRINTED 11/19/2025 BY SYS