

E1/2 LOT 16 BARWICK S/D.
462-322, 784-1997, WD 1013-2814,

LYNCH PHILLIP ALAN
416 SW LEONARD TER
LAKE CITY, FL 32024

2026

08-4S-16-02815-025



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	00	N/A 50
Interior Floo	08	SHT VINYL 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	01	NONE 100
Stories	1.	1. 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	1,512	100
	2026	
	1,512	
	159,171	
TOTALS	1,512	1,512 159,171

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0202	02	1,512	108.5000	107.42	162,419	2024	2024	0	0	2.00	98.00
1 MANUF 2		0% - 2026				Heated Area: 1512			HX Base Yr		
BAS 2026											

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		159,171	
TOTAL MARKET OB/XF VALUE		26,350	
TOTAL LAND VALUE - MARKET		38,550	
TOTAL MARKET VALUE		224,071	
SOH/AGL Deduction		0	
ASSESSED VALUE		224,071	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		224,071	
TOTAL JUST VALUE		224,071	
NCON VALUE		178,521	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		45,550	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052531	Storage Building	4,750	03/07/2025
000052452	Right-of-Way Acce		02/28/2025
000052261	Mobile Home		02/06/2025

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1522/1897	8/27/2024	WD U	I	I	11	100	
GRANTOR: LITTLE DONALD E JR							
GRANTEE: LYNCH PHILLIP ALAN							
1519/1318	7/19/2024	WD U	I	I	11	100	
GRANTOR: WATERS ROBERT JACKSON							
GRANTEE: LITTLE DONALD E JR							

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	
2	0030	BARN, MT	0	0	34	35	1,190.00	UT	15.00	15.00	
3	0261	PRCH, UOP	0	0	0	0	1.00	UT	1,500.00	1,500.00	
TOTAL OB/XF 26,350											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	0		A-1	0.00	0.00	2.57	AC	
TOTAL OB/XF 26,350											
OTHER ADJUSTMENTS AND NOTES											
YEAR DENSITY DECL FRZ YR CONSVR											