LOT 5 BLK B TROY HEIGHTS S/D.
ORB 788-369, DEED TO LIVING

MITCHELL ROBERT D/MITCHELL BERNADINE LOUISE
369 SW LYNNWOOD AVE
LAKE CITY, FL 32024-3795

2026

09-4S-16-02818-125

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

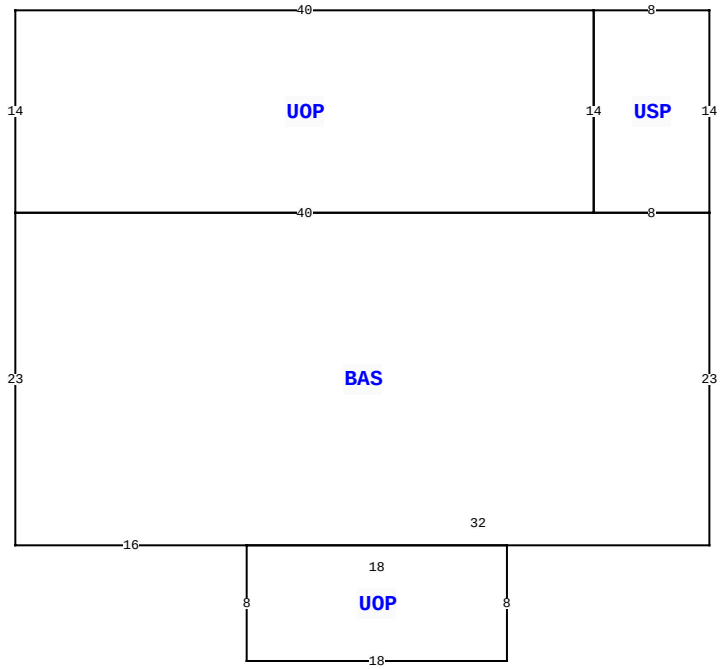
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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 06
NEIGHBORHOOD/LOC	9416.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,104	100		1,104	31,239
UOP	144	25		36	1,019
UOP	560	25		140	3,962
USP	112	35		39	1,104
TOTALS	1,920			1,319	37,322

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,319	117.9000	70.74	93,306	1991	1991	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2008 Heated Area: 1104 HX Base Yr 2008



369 SW LYNNWOOD AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		37,322
TOTAL MARKET OB/XF VALUE		14,332
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		70,154
SOH/AGL Deduction		30,486
ASSESSED VALUE		39,668
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		14,668
TOTAL JUST VALUE		70,154
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		70,154

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045874	Solar Power Syste	48,941	11/08/2022
8127	M H	125	03/03/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1119/0703	5/01/2007	QC	Q	I	03	100
GRANTOR: BENJAMIN F HIRES III						
GRANTEE: ROBERT D & BERNADIN						
1113/1378	12/04/2006	WD	Q	I	03	0
GRANTOR: PHYLLIS PRINCE						
GRANTEE: ROBERT & BERNADINE						

BUILDING NOTES

BUILDING DIMENSIONS

USP= N14 W8 S14 E8$ BAS= W8 UOP= N14 W40 S14 E40$ W40 S23 E16 UOP= S8 E18 N8 W18$ E32 N23$.

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	0166	CONC,PAVMT	0	100	12	14	168.00	UT	1.50	1.50	100	0	0	3	100	252	
2	0294	SHED WOOD/	0	100	28	28	784.00	UT	7.50	7.50	100	1994	1994	3	100	5,880	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2024	2023		100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 14,332

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		RSF/MH	115.00	195.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 01/31/2024 BY KS Total Acres: 0.51 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/18/2025 BY SYS