

BUCHANAN CHRISSY
161 SE ANDY CT
LAKE CITY, FL 32025

2025



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall03BELOW AVG. 100

Roof Structur03GABLE/HIP 100

Roof Cover12MODULAR MT 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 90

Interior Floo08SHT VINYL 10

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms1.2 100

Bathrooms1.1 100

Stories1.1. 100

Architectual Units01CONV 100
0 100

Condition Adj0303 100

Kitchen Adjus0101 100

Quality0303

DOR CODE0200MOBILE HOME

MAP NUMMKT AREA06

NEIGHBORHOOD/LOC9417.06001.00/

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS84010084014,918

USP22035771,367

UST240451081,918

TOTALS1,3001,02518,203

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLD CAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDPT H FACT% CONDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

19947Septic00001.00UT3,000.003,000.0010031003,000

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSTYPEUNIT TYPEDPTH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10200CMBL HM00000.000.001.00LT1.001.001.0018,500.0018,500.0018,500

REVIEW DATE01/31/2023BYCPTotal Acres: 0.62Total Land Value: 18,500Market: 0Agricultural: 0Common: 18,500PRINTED 04/25/2025 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTS EFF. BASE RATE REPL. COST NEWAYB EYB ECON FNCTNORM % COND

0800021,02589.010050.7452,008198319830065.0035.00

1 MOBILE HME - 0% - 2023Heated Area: 840HX Base Yr

USTBASUSP

BLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE04/21/2023MLU

COLUMBIA COUNTY PROPERTY PAGE 1 of 12

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE18,203

TOTAL MARKET OB/XF VALUE3,000

TOTAL LAND VALUE - MARKET18,500

TOTAL MARKET VALUE39,703

SOH/AGL Deduction0

ASSESSED VALUE39,703

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE39,703

TOTAL JUST VALUE39,703

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE39,064

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / V / I / RSNCDSALE PRICE

1480/51811/14/2022WDU I 3418,000

GRANTOR: BUJE H A JR

GRANTEE: BUCHANAN CRISSY

1480/51711/01/2022QC U I 11100

GRANTOR: WOODHAM KAYLA

GRANTEE: BUCHANAN CRISSY

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W31 UST= N12 W20 S12 E20\$ W29 S14 E35 USP= S11 E20 N11 W20\$ E25 N14\$.