

LOT 5 BLOCK C PARNELL HILLS UNIT
(DC DELORES ANN NEILL 1263-1569)

WALLACE JAMES KAYE
3381 NW MOORE RD
LAKE CITY, FL 32055

2026

10-3S-16-02058-017



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	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 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	02	02 100
Kitchen Adjus	01	01 100

Quality	03	03
DOR CODE	0200MOBILE HOME	
MAP NUM		03
NEIGHBORHOOD/LOC	10316.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	448	100		448	9,485
BAS	1,344	100		1,344	28,455
UOP	128	25		32	678
UOP	186	25		46	974
UOP	216	25		54	1,143
TOTALS	2,322			1,924	40,735

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00
4	0070	CARPORT UF	0	0	0	0	1.00	UT	600.00
5	0070	CARPORT UF	0	0	0	0	1.00	UT	1,200.00
6	0070	CARPORT UF	0	0	0	0	1.00	UT	500.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0200	C	MBL HM	0		RSF/M	57.00	319.00	1.00

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0800	02	1,924	88.2090	52.93	101,837	1979	1979	0	0	0	60.00	40.00	
1 MOBILE HME 0% - 2023 Heated Area: 1792 HX Base Yr													
3381 NW MOORE RD, LAKE CITY													
BLD DATE XF DATE INC DATE													
LGL DATE LAND DATE AG DATE													
05/18/2023 MLU													

COLUMBIA COUNTY PROPERTY										PAGE 1 of 1		3	
VALUATION SUMMARY													
VALUATION BY								STANDARD					
Tax Group: 3								Tax Dist:					
BUILDING MARKET VALUE								40,735					
TOTAL MARKET OB/XF VALUE								10,900					
TOTAL LAND VALUE - MARKET								12,000					
TOTAL MARKET VALUE								63,635					
SOH/AGL Deduction								0					
ASSESSED VALUE								63,635					
TOTAL EXEMPTION VALUE								0					
BASE TAXABLE VALUE								63,635					
TOTAL JUST VALUE								63,635					
NCON VALUE								0					
INCOME VALUE													
PREVIOUS YEAR MKT VALUE								63,635					
COA BY MAXINE WALLACE													
XFOB:1:1: CHAMPION M H													
PERMIT NUM				DESCRIPTION				AMT				ISSUED	
40735				ELECTRICAL				0				10/19/2020	
SALES DATA													
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE					
1311/2540		3/28/2016		QC	U	I	11	15,000					
GRANTOR: LARRY E NEILL													
GRANTEE: JAMES KAYE WALLACE													
1268/1680		1/24/2014		WD	U	I	11	100					
GRANTOR: HARMON J NEILL (UNREM													
GRANTEE: LARRY E NEILL													
BUILDING NOTES													
BUILDING DIMENSIONS													
BAS= W17 UOP= N16 W9 S10 W7 S6 E16\$ W39 S24 E29 UOP= S8 E16 N8 W16\$ E16 UOP= S8 E27 N8 W27\$ E11 BAS= E16 N28 W16 S28\$ N24\$.													