THE N 6 AC OF W1/2 OF W1/2 OF SW
702-656, 706-675, 708-737, 778-1

CLIFFORD DANIEL J
271 SW OVERTON CT
LAKE CITY, FL 32024

2026

10-4S-16-02842-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

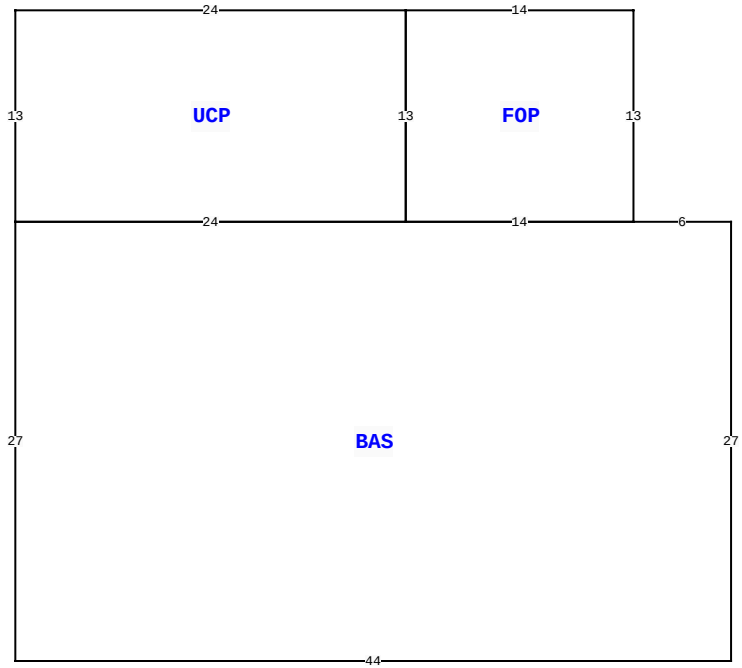
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0201	MODULAR HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	10416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,188	100		1,188	90,178
FOP	182	30		55	4,175
UCP	312	20		62	4,706
TOTALS	1,682			1,305	99,059

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0210	01	1,305	100.6200	92.57	120,804	2016	2016	0	0	0	18.00	82.00

1 MODULAR 1 100% - 0 Heated Area: 1188 HX Base Yr



271 SW OVERTON CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		99,059
TOTAL MARKET OB/XF VALUE		7,900
TOTAL LAND VALUE - MARKET		54,000
TOTAL MARKET VALUE		160,959
SOH/AGL Deduction		62,778
ASSESSED VALUE		98,181
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		47,459
TOTAL JUST VALUE		160,959
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		163,375

SALE:1:1: 6 ACRES WITH IMP

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34768	M H	425	12/20/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0778/1681	8/16/1993	WD	U	I	12	61,500

GRANTOR: LLOYD MILLER
GRANTEE: DANIEL CLIFFORD

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W6 FOP= N13 W14 S13 E14$ W14 UCP= N13 W24 S13 E24$ W24 S27 E44 N27$.

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	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
2	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
4	0031	BARN,MT AE	0	100	24	25	600.00	UT	11.00	11.00	100	2019	2019	3	100	6,600	
5	0166	CONC,PAVMT	0	100	24	25	1.00	UT	0.00	0.00	100	2019	2019	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 7,900

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	0201	C	MOD HOME	100		A-1	0.00	0.00	6.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	54,000							

REVIEW DATE 01/18/2024 BY KS Total Acres: 6.00 Total Land Value: 54,000 Market: 0 Agricultural: 0 Common: 54,000 PRINTED 11/07/2025 BY SYS