

LOT 13 CHIPDALE ESTATE.
809-662, 965-2759, DC 1251-550

SANCHEZ-AGUILAR MARI C/SANCHEZ-MARTINEZ JAIME
238 SW CALLAHAN AVE
LAKE CITY, FL 32024

2026

10-4S-16-02862-113
[Barcode]

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	01	01 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0200 MOBILE HOME	
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	10416.030 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,782	100
FOP	96	35
FOP	152	35
TOTALS	2,030	1,869

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0201	02	1,869	70.7400	66.50	124,288	1995	1995	0	0	50	45.00	20.00
1 MANUF 1 0% - 2021 Heated Area: 1782 HX Base Yr												
[Diagram: Lot layout showing BAS (1,782 sq ft) and FOP (304 sq ft) areas with dimensions. BAS is 54' x 31', FOP is 19' x 19'. Distances between structures are 12', 8', 27', 35', 19', 8', 19', 31', 12', 8', 27'.												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE								
BAS	1,782	100	1,782	23,701								
FOP	96	35	34	452								
FOP	152	35	53	705								
TOTALS	2,030		1,869	24,858								

338 SW TROY ST, LAKE CITY

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

EXTRA FEATURES																	
N	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	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	300	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	