COMM SE COR OF NE1/4 OF SE 1/4,
LINE 718.98 FT, W 230 FT TO POB,
333.80 FT, S 287.62 FT, EAST 333

PHILLIPS DARREL J/PHILLIPS VIRGINIA ANN O
334 SW TAYLOR GLN
LAKE CITY, FL 32024

2026

11-4S-15-00336-020

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

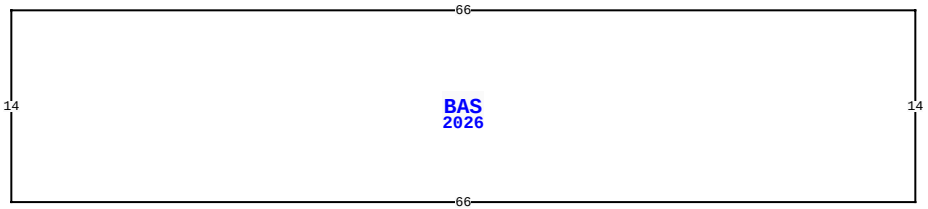
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	04	04
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	11415.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100	2026	924	44,340
TOTALS	924			924	44,340

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	924	106.4000	87.25	80,619	1995	1995	0	0	0	45.00	55.00

1 MANUF 1 0% - 2026 Heated Area: 924 HX Base Yr



259 SW TAYLOR GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	44,340
TOTAL MARKET OB/XF VALUE	3,000
TOTAL LAND VALUE - MARKET	33,150
TOTAL MARKET VALUE	80,490
SOH/AGL Deduction	18,351
ASSESSED VALUE	62,139
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	62,139
TOTAL JUST VALUE	80,490
NCON VALUE	47,340
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	33,150

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052304	Mobile Home		02/12/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2026;ORIG=19,16] E66 S14 W66 N14 $
.

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	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100	2026	2025		100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 3,000

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		A-1	0.00	0.00	2.21	AC		1.00	1.00	1.00	15,000.00	15,000.00	33,150							

REVIEW DATE 04/07/2025 BY MLU Total Acres: 2.21 Total Land Value: 33,150 Market: 0 Agricultural: 0 Common: 33,150 PRINTED 11/18/2025 BY SYS