COMM AT SE COR OF NE1/4 OF SE
1/4 OF SEC, RUN N 406.93 FT, W
230 FT N 20 FT, W 697.47 FT

RIGHTMIRE KAREN
153 SW TAYLOR GLN
LAKE CITY, FL 32024

2026

11-4S-15-00341-012

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	04	04

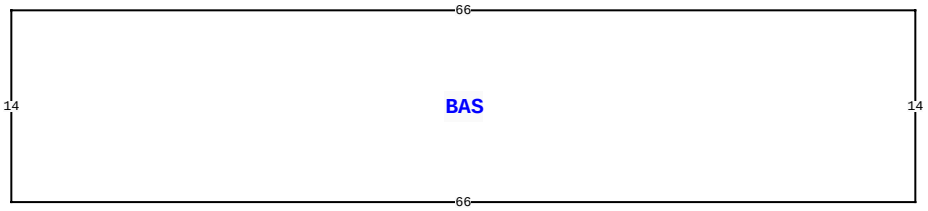
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	11415.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	21,466
TOTALS	924			924	21,466

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	924	96.8050	58.08	53,666	1981	1981	0	0	0	60.00	40.00

2 MOBILE HME 100% - 2017 Heated Area: 924 HX Base Yr 2017



153 SW TAYLOR GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		21,466
TOTAL MARKET OB/XF VALUE		10,950
TOTAL LAND VALUE - MARKET		8,078
TOTAL MARKET VALUE		40,494
SOH/AGL Deduction		12,332
ASSESSED VALUE		28,162
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		3,162
TOTAL JUST VALUE		40,494
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		40,494

PERMIT NUM	DESCRIPTION	AMT	ISSUED
29319	M H	464	04/15/2011
23544	M H	0	08/26/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1331/2499	2/22/2011	AG	U	V	11	25,000
GRANTOR: DANIEL A FLATT						
GRANTEE: KAREN RIGHTMIRE						
1199/0940	7/30/2010	QC	U	I	11	500
GRANTOR: LORETTA NICHOLS						
GRANTEE: DANIEL A FLATT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E66 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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	500.00	500.00	50	2013	2013	3	50	250	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2025	2024		100	3,500	

LAND DESCRIPTION

TOTAL OB/XF 10,950

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			0.00	0.00	0.68	AC		1.00	1.00	1.32	9,000.00	11,880.00	8,078							

REVIEW DATE 04/25/2024 BY JB Total Acres: 0.68 Total Land Value: 8,078 Market: 0 Agricultural: 0 Common: 8,078 PRINTED 10/02/2025 BY SYS