COMM SW COR OF NE1/4 OF NE1/4, R
210 FT FOR POB, RUN N 210 FT, E
FT, W 210 FT TO POB.

BOYLE SEAN M
155 SE CYPRESS HOLLOW GLN
LAKE CITY, FL 32025

2026

11-4S-17-08313-000

COLUMBIA COUNTY PROPERTY

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 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
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	04	04

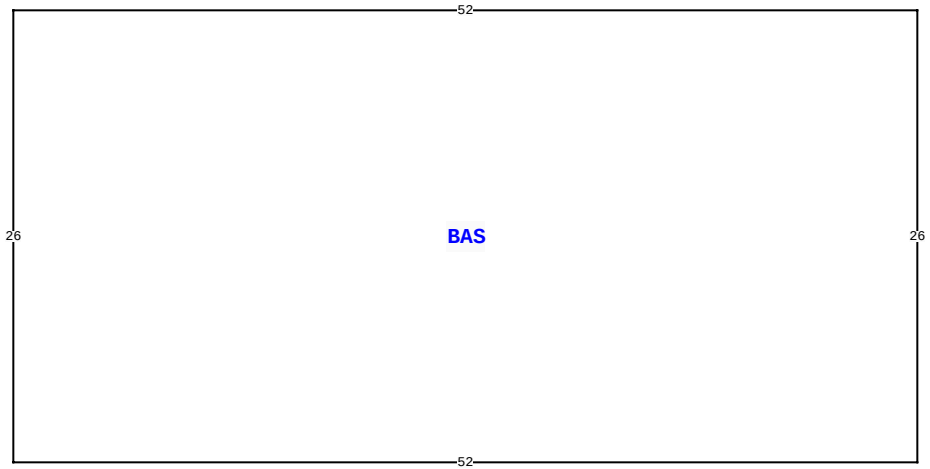
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11417.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,352	100		1,352	19,766
TOTALS	1,352			1,352	19,766

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,352	97.4700	58.48	79,065	1985	1985	15	0	0	60.00	25.00

1 MOBILE HME 0% - 2025 Heated Area: 1352 HX Base Yr



155 SE CYPRESS HOLLOW GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/16/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	19,766
TOTAL MARKET OB/XF VALUE	8,300
TOTAL LAND VALUE - MARKET	22,000
TOTAL MARKET VALUE	50,066
SOH/AGL Deduction	0
ASSESSED VALUE	50,066
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	50,066
TOTAL JUST VALUE	50,066
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	50,066

XFOB:1:1: PIED MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1515/192	5/15/2024	WD	Q	I	01	58,000
GRANTOR: TANNER CHARLENE						
GRANTEE: BOYLE SEAN M						
1157/0673	8/26/2008	WD	Q	I		47,900
GRANTOR: GENTLE GIANT INC						
GRANTEE: CHARLENE TANNER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S26 E52 N26$.

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	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	100	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2012	2012	3	100	1,200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 8,300

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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	22,000.00	22,000.00	22,000							

REVIEW DATE 05/29/2024 BY ME Total Acres: 1.00 Total Land Value: 22,000 Market: 0 Agricultural: 0 Common: 22,000 PRINTED 11/18/2025 BY SYS