LOT 1 VELMA PERRY S/D.
ORB 851-1054, POA 1071-2628, WD

SKIPPER BILLY R/SKIPPER DONNA K
505 SW JAFUS AVE
LAKE CITY, FL 32024

2026

12-4S-15-00347-201

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	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
Quality	05	05

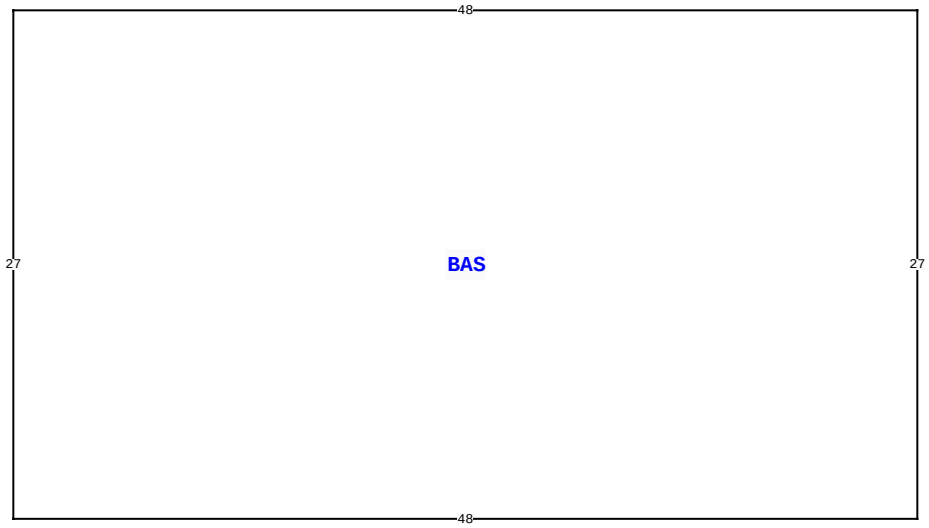
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	12415.030	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100		1,296	77,659
TOTALS	1,296			1,296	77,659

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,296	115.9000	108.95	141,199	1999	1999	0	0	0	45.00	55.00

2 MANUF 1 100% - 2014 Heated Area: 1296 HX Base Yr 2014



505 SW JAFUS AVE, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		77,659
TOTAL MARKET OB/XF VALUE		13,350
TOTAL LAND VALUE - MARKET		37,500
TOTAL MARKET VALUE		128,509
SOH/AGL Deduction		70,942
ASSESSED VALUE		57,567
TOTAL EXEMPTION VALUE	HX HB	32,567
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		128,509
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		128,509

LAND:1:1: 5.01 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
29189	M H	535	02/17/2011
14982	M H	125	01/26/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1207/0321	12/27/2010	QC	U	V	16	100
GRANTOR: BILLY R SKIPPER						
GRANTEE: BILLY R SKIPPER & D						
1207/0312	11/18/2010	WD	U	V	15	100
GRANTOR: DARWIN L PERRY						
GRANTEE: BILLY R SKIPPER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S27 E48 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	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	2.50	50	2005	2005	3	50	450	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	400	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	
5	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
6	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	
7	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	600	
8	0169	FENCE/WOOD	0	100	0	0	1.00	UT	800.00	800.00	100	2024	2023		100	800	
9	0294	SHED WOOD/	0	100	0	0	1.00	UT	800.00	800.00	100	2024	2023		100	800	

LAND DESCRIPTION

TOTAL OB/XF 13,350

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		00	0.00	0.00	1.00	LT		1.00	1.00	0.75	50,000.00	37,500.00	37,500							

REVIEW DATE 02/06/2024 BY KS Total Acres: 5.01 Total Land Value: 37,500 Market: 0 Agricultural: 0 Common: 37,500 PRINTED 11/18/2025 BY SYS