

LOT 3 VELMA PERRY S/D EX THE S 2
E 85 FT. 857-748, QC 1000-215, 21
PB 1370-1573, DC 1381-1746, WD 1

OLIVO GABRIEL/PROSPER JENNIFER IVETTE MARRERO
228 SW CARDINALE NEST GLN
LAKE CITY, FL 32024

2025

12-4S-15-00347-203



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	13	LAM/VNLPLK 50
Interior Floo	14	CARPET 50
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	03	03 100
Kitchen Adjus	01	01 100

Quality		05 05			
DOR CODE		0200MOBILE 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	1,820	100		1,820	111,502
FSP	216	40		86	5,269
UOP	144	25		36	2,206

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0294	SHED WOOD/	0	0	20	24	480.00	UT	7.50	7.50	
2	0294	SHED WOOD/	0	0	10	12	120.00	UT	7.50	7.50	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	0200	C	MBL HM	0		00	0.00	0.00	1.00	LT	

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	1,942	118.5000	111.39	216,319	1998	1998	0	0	45.00	55.00
1 MANUF 1 - 0% - 2024											
Heated Area: 1820 HX Base Yr											
226 SW CARDINALE NEST GLN, LAKE CITY											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
04/07/2025 MLU											

TOTAL OB/XF											
14,050											

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1	3
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				118,975		
TOTAL MARKET OB/XF VALUE				14,050		
TOTAL LAND VALUE - MARKET				50,000		
TOTAL MARKET VALUE				183,025		
SOH/AGL Deduction				2,437		
ASSESSED VALUE				180,588		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				180,588		
TOTAL JUST VALUE				183,025		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				164,171		
PRMT:1:1: CARDINALE						