COMM NE COR, RUN S 141 FT FOR PO 125 FT, W 348.50 FT, N 125 FT, E TO POB.

CROMWELL CHRISTOPHER
492 SW LITTLE RD
LAKE CITY, FL 32024

2026

12-5S-16-03602-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

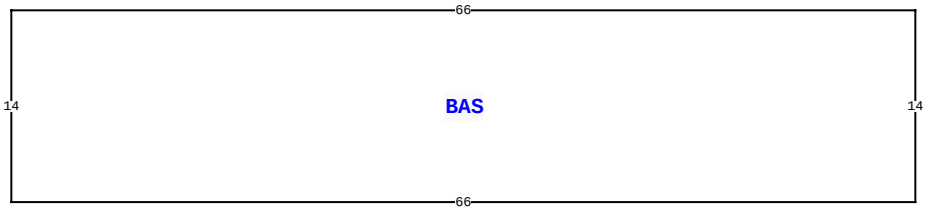
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	02	ROLL COMP 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	12516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	19,859
TOTALS	924			924	19,859

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	924	89.5500	53.73	49,647	1988	1988	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2021 Heated Area: 924 HX Base Yr



492 SW LITTLE RD, 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	19,859
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	18,000
TOTAL MARKET VALUE	44,859
SOH/AGL Deduction	2,240
ASSESSED VALUE	42,619
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	42,619
TOTAL JUST VALUE	44,859
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	44,859

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40482	M H	0	10/09/2020
40482	M H	0	09/09/2020
17369	M H	125	08/25/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1549/840	9/12/2025	WD	Q	I	01	10,300
GRANTOR: HADDEN ROSEMARIE						
GRANTEE: CROMWELL CHRISTOPHE						
1474/2333	9/05/2022	LE	U	I	14	100
GRANTOR: HADDEN ROSIE						
GRANTEE: HADDEN ROSEMARIE (E						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=12,15] 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	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 7,000

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	0		A-1	125.00	348.00	1.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

REVIEW DATE 10/13/2020 BY JB Total Acres: 1.00 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/18/2025 BY SYS