BEG AT NW COR OF NW1/4 OF SE
1/4, RUN E 350 FT, S 748.22 FT
S16-21-14E 187.84 FT TO N R/W

JOHNSON CLARENCE
767 NW MOORE RD
LAKE CITY, FL 32055

2026

13-3S-16-02098-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

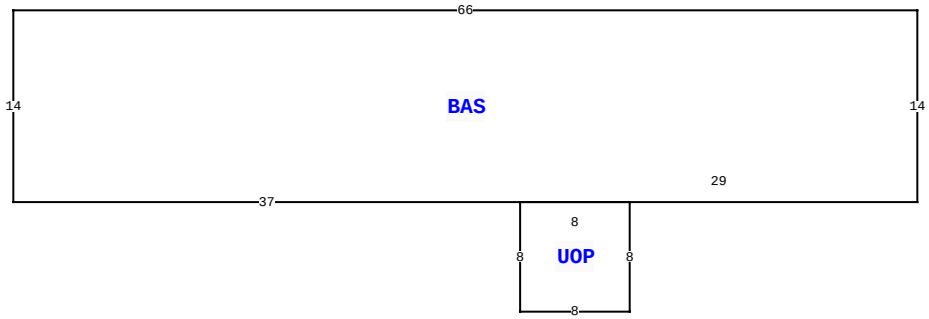
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	04	04
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	13316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	50,327
UOP	64	25		16	871
TOTALS	988			940	51,198

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	940	105.3550	99.03	93,088	1980	1995	0	0	0	45.00	55.00

1 MANUF 1 100% - 2005 Heated Area: 924 HX Base Yr 2005



767 NW MOORE RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		51,198
TOTAL MARKET OB/XF VALUE		7,500
TOTAL LAND VALUE - MARKET		63,000
TOTAL MARKET VALUE		121,698
SOH/AGL Deduction		51,715
ASSESSED VALUE		69,983
TOTAL EXEMPTION VALUE	HX HB	44,983
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		121,698
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		121,698

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1012/0186	4/07/2004	WD	Q	I		71,000

GRANTOR: GLENN JONES & JIM MAR

GRANTEE: CLARENCE JOHNSON

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E37UOP= S8 E8 N8 W8$ E29 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	2018	2018	3	100	500	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,500

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	7.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	63,000							

REVIEW DATE 05/10/2023 BY JB Total Acres: 7.00 Total Land Value: 63,000 Market: 0 Agricultural: 0 Common: 63,000 PRINTED 11/07/2025 BY SYS