LOT 4 NORTHSIDE ACRES PHASE 2
874-2062, DC 999-739, QC 1045-93

DIAL AUSTIN/DIAL NAOMI
1073 NW MOORE RD
LAKE CITY, FL 32055

2026

13-3S-16-02099-204

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

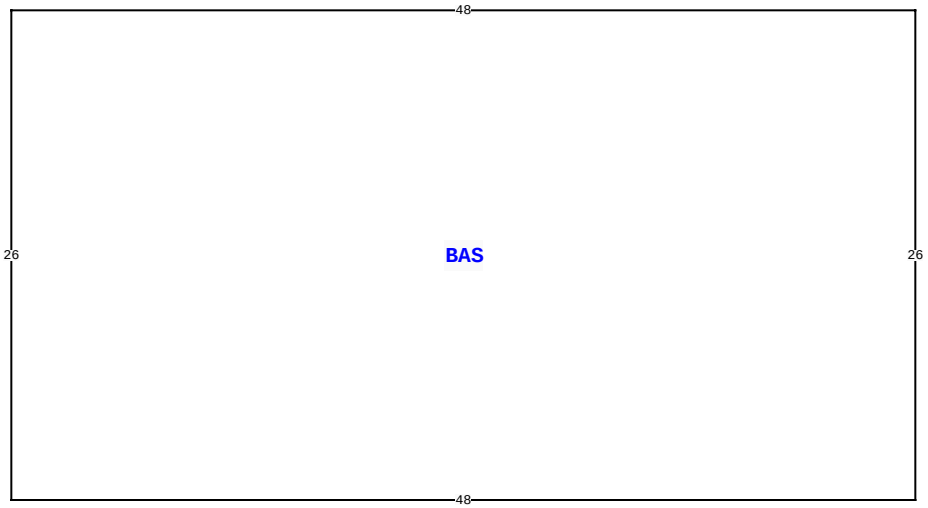
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	13316.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100		1,248	31,245
TOTALS	1,248			1,248	31,245

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,248	104.3100	62.59	78,112	2000	2000	0	0	0	60.00	40.00

2 MOBILE HME 0% - 2024 Heated Area: 1248 HX Base Yr



1073 NW MOORE RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	31,245
TOTAL MARKET OB/XF VALUE	8,000
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	57,745
SOH/AGL Deduction	0
ASSESSED VALUE	57,745
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	57,745
TOTAL JUST VALUE	57,745
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	57,745

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049934	Electrical Servic	0	05/23/2024
000046831	Electrical Servic	0	03/27/2023
16214	M H	125	11/01/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1534/1865	2/28/2025	WD	Q	I	01	179,900
GRANTOR: TODD ERIC						
GRANTEE: DIAL AUSTIN						
1500/2359	10/16/2023	WD	U	I	11	100
GRANTOR: TROWELL LEE ALLEN						
GRANTEE: TODD ERIC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S26 E48 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	2018	2018	3	100	500	
2	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 8,000

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	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 07/17/2025 BY TP Total Acres: 1.03 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/07/2025 BY SYS