COMM NW COR OF NW1/4 OF SW1/4,
RUN S 599.55 FT FOR POB, CONT
S 435.76 FT, E 752.65 FT, N

BROWN EDDIE
711 SW MARCIS TER
LAKE CITY, FL 32024

2026

13-4S-15-00356-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

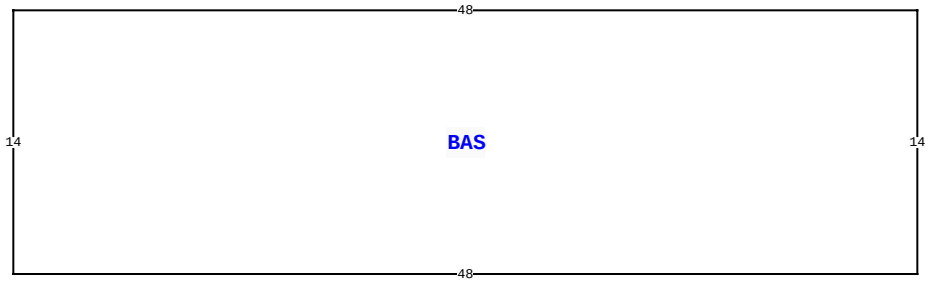
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	01	FLAT 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	01	NONE 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	13415.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	9,787
TOTALS	672			672	9,787

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	672	60.6825	36.41	24,468	1980	1980	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2006 Heated Area: 672 HX Base Yr 2006



711 SW MARCIS TER, 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		9,787
TOTAL MARKET OB/XF VALUE		7,500
TOTAL LAND VALUE - MARKET		44,109
TOTAL MARKET VALUE		61,396
SOH/AGL Deduction		30,650
ASSESSED VALUE		30,746
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		5,746
TOTAL JUST VALUE		61,396
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		61,396

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18767	M H	125	09/26/2001
18415	PUMP/UTPOL	30	06/19/2001
14887	M H	125	12/29/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S14 E48 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	0263	PRCH,USP	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	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		A-1	0.00	0.00	7.54	AC		1.00	1.00	0.65	9,000.00	5,850.00	44,109							

REVIEW DATE 12/03/2024 BY KS Total Acres: 7.54 Total Land Value: 44,109 Market: 0 Agricultural: 0 Common: 44,109 PRINTED 11/19/2025 BY SYS