

(LOT 1 BLK C CHADWORTH S/D UNR D
COMM NE COR OF SW1/4 OF SE1/4, R
SW 378 FT, S 124.68 FT TO S R/W

JOHNSON NEIL R/JOHNSON DAWN M
108 NW LYNEAR PL
LAKE CITY, FL 32055

2026

14-3S-16-02123-020



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100

Quality	05	05
DOR CODE	0200 MOBILE HOME	
MAP NUM		03
NEIGHBORHOOD/LOC	14316.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	11,290
TOTALS	672			672	11,290

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	

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		RSF/M	50.00	435.00	1.00	LT	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	672	70.0000	42.00	28,224	1987	1987	0	0	60.00	40.00
1 MOBILE HME 0% - 0 Heated Area: 672 HX Base Yr											
BAS											
106 NW LYNEAR PL, LAKE CITY											

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2025
INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		11,290	
TOTAL MARKET OB/XF VALUE		7,500	
TOTAL LAND VALUE - MARKET		11,900	
TOTAL MARKET VALUE		30,690	
SOH/AGL Deduction		3,229	
ASSESSED VALUE		27,461	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		27,461	
TOTAL JUST VALUE		30,690	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		30,690	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33750	M H	576	02/10/2016

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
0862/0661	7/07/1998	WD	Q	I	
GRANTOR: SOUSA					
GRANTEE: JOHNSON					
0565/0214	5/01/1985	WD	Q	I	
GRANTOR:					
GRANTEE:					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W48 S14 E48 N14\$.											