N1/2 OF E1/2 OF LOT 2 BLK A PINE HEIGHTS S/D.

ALLEN KIMBERLEY
261 SW WEIRSDALE PL
LAKE CITY, FL 32024

2026

14-4S-15-00367-159

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

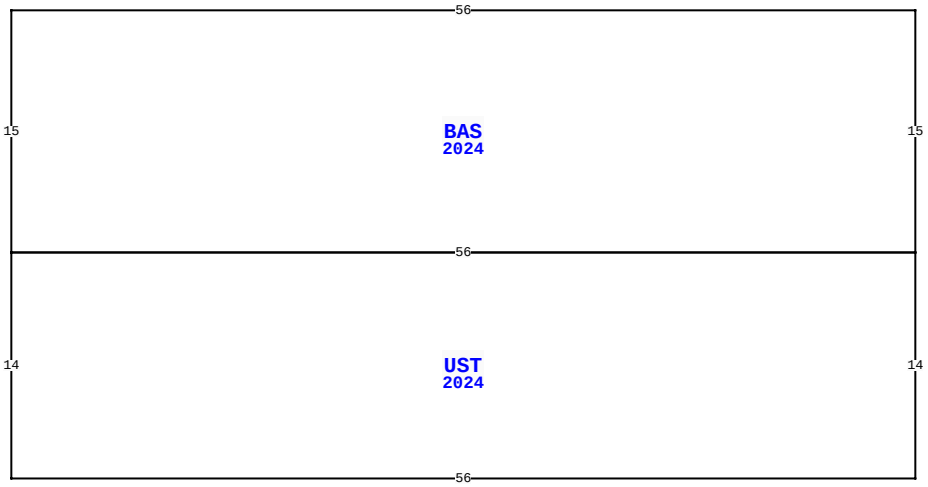
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	14415.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	840	100	2024	840	55,149
UST	784	45	2024	353	23,176
TOTALS	1,624			1,193	78,326

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,193	114.5000	107.63	128,403	2009	2009	0	0	0	39.00	61.00

1 MANUF 1 100% - 2024 Heated Area: 840 HX Base Yr 2024



261 SW WEIRSDALE PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		78,326
TOTAL MARKET OB/XF VALUE		13,600
TOTAL LAND VALUE - MARKET		9,375
TOTAL MARKET VALUE		101,301
SOH/AGL Deduction		0
ASSESSED VALUE		101,301
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		50,579
TOTAL JUST VALUE		101,301
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		106,437

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050454	Electrical Servic	0	07/29/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1427/71	12/29/2020	WD	U	V	11	100
GRANTOR: ALLEN KATHLEEN PR/ES						
GRANTEE: ALLEN KIMBERLEY						
1351/0999	1/05/2018	WD	U	V	11	100
GRANTOR: TERENCE ALLEN						
GRANTEE: KIMBERLEY ALLEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=20,13] E56 S15 W56 N15 $
UST=[YR=2024;ORIG=20,28] E56 S14 W56 N14 $
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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	100	0	0	1.00	UT	7,000.00	7,000.00	100	2023	2022		100	7,000	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	600.00	600.00	100	2023	2022		100	600	
3	0296	SHED METAL	0	100	0	0	1.00	UT	1,400.00	1,400.00	100	2023	2022		100	1,400	
4	0296	SHED METAL	0	100	0	0	1.00	UT	4,600.00	4,600.00	100	2023	2022		100	4,600	

LAND DESCRIPTION

TOTAL OB/XF 13,600

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		00	0.00	0.00	0.25	LT		1.00	1.00	1.00	37,500.00	37,500.00	9,375							

REVIEW DATE 12/02/2024 BY SYS Total Acres: 1.25 Total Land Value: 9,375 Market: 0 Agricultural: 0 Common: 9,375 PRINTED 11/19/2025 BY SYS