

COMM NW COR OF SW1/4 OF SE1/4, R
TO S R/W CATES RD, E ALONG R/W 4
S 737.08 FT FOR POB, CONT S 562.

TUCKER RICHARD L/TUCKER BEVERLY A
520 SW BEAUFORD PLACE
LAKE CITY, FL 32024

2026

14-5S-16-03614-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 80
Exterior Wall	08	WD OR PLY 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	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
Architectural Units	01	CONV 100 0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	04	04
DOR CODE	0200 MOBILE HOME	
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	14516.00 1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,240	100		2,240	35,206
FGR	624	55		343	5,391
UGR	336	45		151	2,373
UOP	144	25		36	566
UOP	160	25		40	629
UOP	204	25		51	802

TOTALS	3,708			2,861	44,966
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC, PAVMT	0	0	22	97		1.50	1.50	50	1993
2	0296	SHED METAL	0	0	0	0		1.00	2,100.00	50	2009
3	9945	Well/Sept	0	0	0	0		1.00	7,000.00	100	
4	0190	FPLC PF	0	0	0	0		1.00	1,200.00	100	2009

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	0		A-1	0.00	0.00	5.05	AC	1.00

REVIEW DATE	09/25/2019	BY	BC
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MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND	
0800	02	2,861	87.3240	52.39	149,888	1985	1985	0	0	10	60.00	30.00	
1 MOBILE HME 0% - 0 Heated Area: 2240 HX Base Yr													
522 SW BEAUFORD PL, LAKE CITY													
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/10/2024 MLU													

TOTAL OB/XF 10,851													
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q % COND
1	0166	CONC, PAVMT	0	0	22	97		1.50	1.50	50	1993	1993	3 50
2	0296	SHED METAL	0	0	0	0		1.00	2,100.00	50	2009	2009	3 50
3	9945	Well/Sept	0	0	0	0		1.00	7,000.00	100			3 100
4	0190	FPLC PF	0	0	0	0		1.00	1,200.00	100	2009	2009	3 100

TOTAL OB/XF 10,851													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND
1	0200	C	MBL HM	0		A-1	0.00	0.00	5.05	AC	1.00	1.00	1.00

Total Acres:	5.05	Total Land Value:	50,500	Market:	0	Agricultural:	0	Common:	50,500
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COLUMBIA COUNTY PROPERTY													
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VALUATION SUMMARY													
VALUATION BY STANDARD													
Tax Group: 3 Tax Dist:													
BUILDING MARKET VALUE 44,966													
TOTAL MARKET OB/XF VALUE 10,851													
TOTAL LAND VALUE - MARKET 50,500													
TOTAL MARKET VALUE 106,317													
SOH/AGL Deduction 33,905													
ASSESSED VALUE 72,412													
TOTAL EXEMPTION VALUE 0													
BASE TAXABLE VALUE 72,412													
TOTAL JUST VALUE 106,317													
NCON VALUE 0													
INCOME VALUE													
PREVIOUS YEAR MKT VALUE 106,317													
XFOB:4:1: CHAD MH													
PERMIT NUM DESCRIPTION AMT ISSUED													
SALES DATA													
OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE													
1356/0429 3/20/2018 LE U I 14 100													
GRANTOR: RICHARD L & BEVERLY A													
GRANTEE: RILEY ROSE KARLTON													
1354/0233 2/22/2018 LE U I 14 100													
GRANTOR: RICHARD L & BEVERLY A													
GRANTEE: RILEY ROSE KARLTON													
BUILDING NOTES													
BUILDING DIMENSIONS													
BAS= N14 W56 S40 E10 UOP= S8E18 N8 W18\$ E18 UOP= S12 E17 N12 W17\$ E17 UOP= S8 E20 N8 W20\$ E11 FGR= E24 N26 W24 S26\$ N26\$ UGR= E24 N14 W24 S14\$.													