LOT 4 BLOCK B HIDDEN ACRES S/D
991-1802, WD 994-1079, WD 1101-2

RODRIGUEZ CARLOS/RODRIQUEZ OLGA M
P O BOX 731
LIVE OAK, FL 32064

2026

15-4S-17-08355-304

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

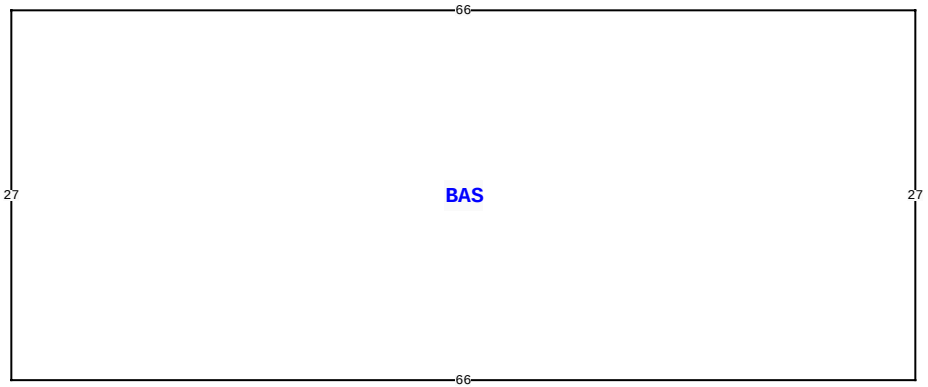
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	15417.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,782	100		1,782	48,713
TOTALS	1,782			1,782	48,713

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,782	113.9000	68.34	121,782	2000	2000	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 1782 HX Base Yr



247 SE BENNIE LN, 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: 2	Tax Dist:
BUILDING MARKET VALUE	48,713
TOTAL MARKET OB/XF VALUE	8,600
TOTAL LAND VALUE - MARKET	22,500
TOTAL MARKET VALUE	79,813
SOH/AGL Deduction	0
ASSESSED VALUE	79,813
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	79,813
TOTAL JUST VALUE	79,813
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	79,813

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18698	M H	125	09/06/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1357/0285	3/29/2018	WD	U	I	12	45,100
GRANTOR: ALLSTATE SERVICING IN						
GRANTEE: CARLOS & OLGA M ROD						
1349/2407	12/14/2017	CT	U	I	18	100
GRANTOR: CLERK OF COURT (JANDY						
GRANTEE: ALLSTATE SERVICING						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S27 E66 N27$.

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	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 8,600

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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 04/20/2017 BY BC Total Acres: 1.00 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/19/2025 BY SYS