

LOT 6 BLOCK B HIDDEN ACRES S/D.
971-1597, AFD 1020-1653, WD 1028

ROCK GEORGE L
189 SE BENNIE LN
LAKE CITY, FL 32025

2026

15-4S-17-08355-306



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 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	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	1,860	100		1,860	111,456
UOP	144	25		36	2,157

TOTALS	2,004			1,896	113,613
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	
2	0120	CLFENCE 4	0	100	0	0	460.00	UT	4.50	4.50	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	
4	0070	CARPORT UF	0	100	18	20	360.00	UT	3.00	3.00	
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	
6	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	
7	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	
8	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	LT	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	1,896	115.9000	108.95	206,569	2005	2004	0	0	45.00	55.00	
1 MANUF 1 100% - 2005 Heated Area: 1860 HX Base Yr 2005												

189 SE BENNIE LN, LAKE CITY												
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												
04/21/2023 MLU												

COLUMBIA COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION SUMMARY											
VALUATION BY STANDARD											
Tax Group: 2 Tax Dist:											
BUILDING MARKET VALUE 113,613											
TOTAL MARKET OB/XF VALUE 8,600											
TOTAL LAND VALUE - MARKET 22,500											
TOTAL MARKET VALUE 144,713											
SOH/AGL Deduction 62,031											
ASSESSED VALUE 82,682											
TOTAL EXEMPTION VALUE 82,682											
BASE TAXABLE VALUE 0											
TOTAL JUST VALUE 144,713											
NCON VALUE 0											
INCOME VALUE											
PREVIOUS YEAR MKT VALUE 144,713											

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38767	MAINT/ALTR	0	10/17/2019

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1028/2980	10/25/2004	WD	Q	V	04	100			
GRANTOR: SUBRANDY LIMITED PART									
GRANTEE: GEORGE L & RETA B R									
1020/1653	2/19/2004	AG	Q	V	01	17,000			
GRANTOR: SUBRANDY LIMITED PART									
GRANTEE: GEORGE L & RETA B R									

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W60 S31 E30 UOP= S8 E18 N8 W18\$ E30 N31\$.											