LOT 9 FOXWOOD ACRES S/D UNR: COM
SE1/4, S 1063.52 FT FOR POB, CON
337.20 FT, N 129.19 FT, E 337.20

MORGAN DARLENE
2289 SW BIRLEY AVE
LAKE CITY, FL 32024

2026

15-5S-16-03622-019

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

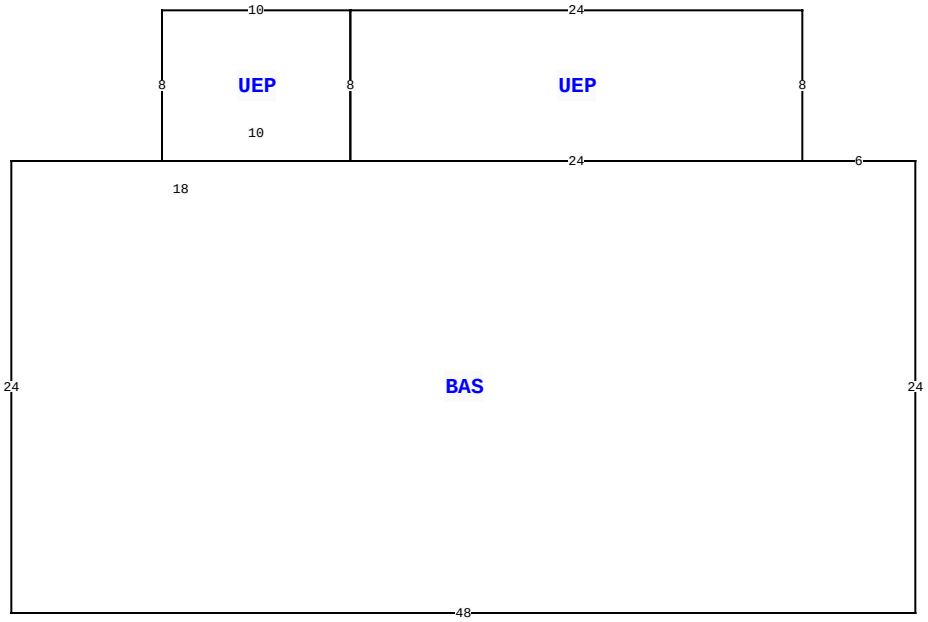
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	04	04
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	15516.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100		1,152	13,935
UEP	80	70		56	677
UEP	192	70		134	1,621
TOTALS	1,424			1,342	16,233

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0800	02	1,342	100.8045	60.48	81,164	1991	1991	0	0	30	60.00	20.00

1 MOBILE HME 0% - 2024 Heated Area: 1152 HX Base Yr



305 SW FOXWOOD CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	16,233
TOTAL MARKET OB/XF VALUE	8,300
TOTAL LAND VALUE - MARKET	14,000
TOTAL MARKET VALUE	38,533
SOH/AGL Deduction	0
ASSESSED VALUE	38,533
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	38,533
TOTAL JUST VALUE	38,533
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	38,533

XFOB:1:1: HOME MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1484/2380	2/10/2023	QC	U	I	11	100
GRANTOR: BRYANT BRUCE R JR						
GRANTEE: MORGAN DARLENE						
1284/2583	11/13/2014	WD	U	I	30	100
GRANTOR: GLORIA N BRYANT & PEN						
GRANTEE: GLORIA N BRYANT & E						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W6 UEP= N8 W24 S8 E24$ W24 UEP= N8 W10 S8 E10 $ W18 S24 E48 N24$.

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	0021	BARN,FR AE	0	0	20	20	1.00	UT	0.00	0.00	100	0	0	3	100	500	
2	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	400	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 8,300

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	AC		1.00	1.00	1.00	14,000.00	14,000.00	14,000							

REVIEW DATE 10/09/2019 BY BC Total Acres: 1.00 Total Land Value: 14,000 Market: 0 Agricultural: 0 Common: 14,000 PRINTED 10/07/2025 BY SYS