



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
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	03	03
DOR CODE	0200 MOBILE HOME	
MAP NUM		02
NEIGHBORHOOD/LOC	15516.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	324	100		324	7,622
BAS	996	100		996	23,430
UOP	72	25		18	424
TOTALS	1,392			1,338	31,475

EXTRA FEATURES		
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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	OB/XF MKT VALUE	NOTES
1	0252	LEAN-T0 W/	0	0	12	16			192.00	UT	2.00				192	
2	9945	Well/Sept	0	0	0	0			1.00	UT	7,000.00				7,000	

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	0200	C	MBL HM	0	

MARKET ADJUSTMENTS

TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0800 02 1,338 98.0100 58.81 78,688 1971 1971 0 0 0 60.00 40.00

1 MOBILE HME 0% - 2015 Heated Area: 1320 HX Base Yr

24

23

28

9

9

8

8

12

27

27

32

12

12

BAS

UOP

BAS

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

301 SW WHEAT PL, LAKE CITY															
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COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		31,475	
TOTAL MARKET OB/XF VALUE		7,192	
TOTAL LAND VALUE - MARKET		16,380	
TOTAL MARKET VALUE		55,047	
SOH/AGL Deduction		13,304	
ASSESSED VALUE		41,743	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		41,743	
TOTAL JUST VALUE		55,047	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		55,047	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1187/2459	1/22/2010	QC	U	I	11
GRANTOR: ROBERT MICHAEL GOSSET					
GRANTEE: ROBERT M GOSSETT &					
0850/1674	12/22/1997	WD	Q	I	01
GRANTOR: ROBERT A & MARY RUTH					
GRANTEE: ROBERT MICHAEL GOSS					

BUILDING NOTES	
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BUILDING DIMENSIONS	
BAS= W24 S28 BAS= S27 E12 N27 W12\$ E12 S27 E12 N32 UOP= E8 N9 W8 S9\$ N23\$.	