LOT 10 COLUMBIA CITY HOMESITES U

812-239, 1170-1824, WD 1187-2394

ESCALANTE PAULINO
9466 SW SR 47
LAKE CITY, FL 32024

2026

15-5S-16-03626-310

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 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	06	06

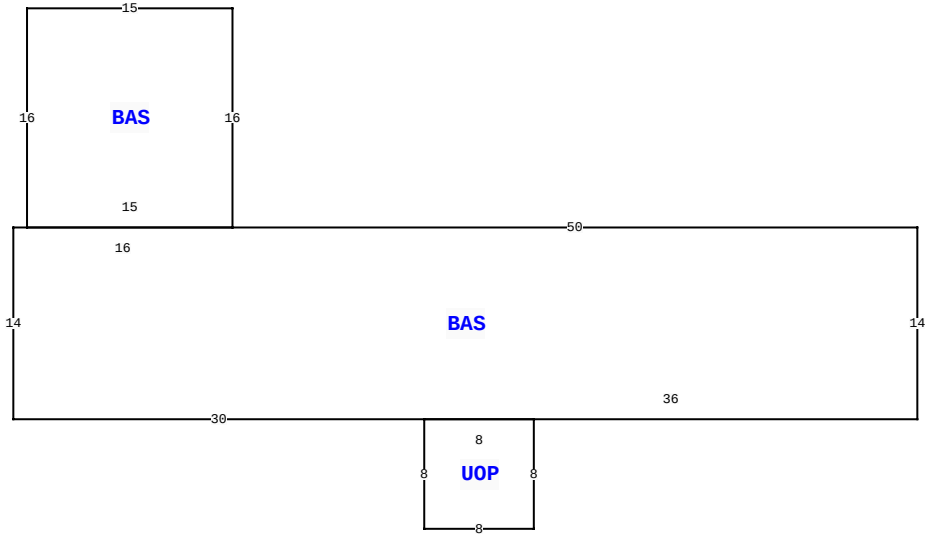
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	15516.060	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	240	100		240	15,824
BAS	924	100		924	60,923
UOP	64	25		16	1,055
TOTALS	1,228			1,180	77,802

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,180	127.5350	119.88	141,458	1992	1992	0	0	0	45.00	55.00

1 MANUF 1 0% - 0 Heated Area: 1164 HX Base Yr



9466 SW STATE ROAD 47 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/26/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	77,802
TOTAL MARKET OB/XF VALUE	7,500
TOTAL LAND VALUE - MARKET	12,000
TOTAL MARKET VALUE	97,302
SOH/AGL Deduction	18,992
ASSESSED VALUE	78,310
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	78,310
TOTAL JUST VALUE	97,302
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	97,302

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1319/2237	8/03/2016	WD	U	I	37	49,900
GRANTOR: JAMES H & JANET S RIV						
GRANTEE: PAULINO ESCALANTE						
1187/2394	11/16/2009	WD	U	I	16	29,100
GRANTOR: KENNETH LEE ARMSTRONG						
GRANTEE: JAMES H & JANET S R						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W50 BAS= N16 W15 S16 E15$ W16 S14 E30 UOP= S8E8 N8 W8$ E36 N14$.

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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,500

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	0102	C	SFR/MH	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	12,000.00	12,000.00	12,000							

REVIEW DATE 10/01/2019 BY BC Total Acres: 0.50 Total Land Value: 12,000 Market: 0 Agricultural: 0 Common: 12,000 PRINTED 11/19/2025 BY SYS