BEG NW COR OF SE1/4 OF SE1/4
OF NE1/4 OF SE1/4, RUN E
163.98 FT, S 280.43 FT TO N

ARMAS EDUARDO JR
736 SW TAMARACK LP
LAKE CITY, FL 32024-1015

2026

16-4S-16-03035-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

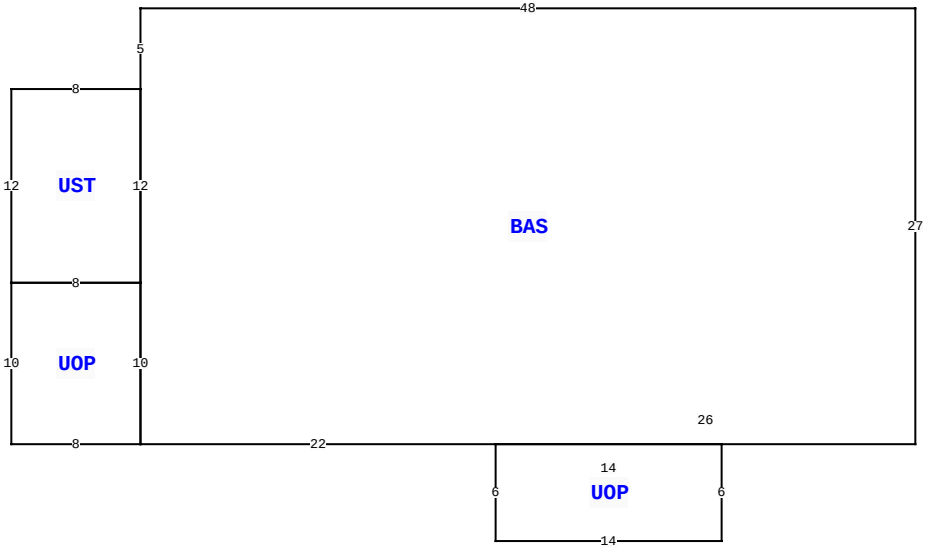
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	16416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100		1,296	79,000
UOP	80	25		20	1,219
UOP	84	25		21	1,280
UST	96	45		43	2,621
TOTALS	1,556			1,380	84,120

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,380	117.9000	110.83	152,945	1996	1996	0	0	0	45.00	55.00

3 MANUF 1 100% - 2015 Heated Area: 1296 HX Base Yr 2015



736 SW TAMARACK LOOP, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		84,120
TOTAL MARKET OB/XF VALUE		11,756
TOTAL LAND VALUE - MARKET		13,130
TOTAL MARKET VALUE		109,006
SOH/AGL Deduction		57,277
ASSESSED VALUE		51,729
TOTAL EXEMPTION VALUE	HX HB	26,729
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		109,006
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		109,006

SALE:1:1: WITH 1983 SW & 1981 DW MH

XFOB:1:1: NEW MOON M H

PERMIT NUM	DESCRIPTION	AMT	ISSUED
8619	M H	125	07/20/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1057/0700	8/26/2005	WD	Q	I		68,900
GRANTOR: JACK & JANICE AMBROSI						
GRANTEE: EDUARDO ARMAS						
0825/2289	7/31/1996	WD	Q	I		50,000
GRANTOR: BYRON STRICKLAND						
GRANTEE: JACK AMBROSINE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S5 UST= W8 S12 E8 N12$ S12 UOP= W8 S10 E8 N10$ S10 E22 UOP= S6E14 N6 W14$ E26 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	0294	SHED WOOD/	0	100	12	12	144.00	UT	7.50	7.50	70	1994	1994	3	70	756	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	300	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	600	
5	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	2,800	
6	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 11,756

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	100		00	0.00	0.00	1.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,130							

REVIEW DATE 07/15/2024 BY KS Total Acres: 1.01 Total Land Value: 13,130 Market: 0 Agricultural: 0 Common: 13,130 PRINTED 11/07/2025 BY SYS