

GUERNSEY WILLIAM J
383 SE MOHAWK WAY
LAKE CITY, FL 32025

2026



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall19COMMON BRK 100

Roof Structur08IRREGULAR 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 90

Interior Floo15HARDTILE 10

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms2100

Bathrooms2100

Frame01NONE 100

Stories1.1. 100

Architectual05CONV 100

Units0100

Condition Adj0303 100

Kitchen Adjus0101 100

Quality0505

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA06

NEIGHBORHOOD/LOC16417.0801.00/

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS1,7201001,720164,713

FGR4605525324,228

FOP5630171,628

FSP14040565,363

FSP16040646,129

UDG3205517616,854

TOTALS2,8562,286218,915

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

10166CONC, PAVMT0100002,149.00UT1.501.501001999199931003,224

20294SHED WOOD/01001012120.00UT4.004.00100199919993100480

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSTYPEUNIT PRICED TDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10100CSFRS100A-10.000.001.00LT1.001.001.0018,500.0018,500.0018,500

REVIEW DATE05/03/2017BYDFTotal Acres: 0.49Total Land Value: 18,500Market: 0Agricultural: 0Common: 18,500PRINTED 10/07/2025 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0100012,286115.5420129.41295,831199919990026.0074.00

1 SINGLE FAM 100% - 2000Heated Area: 1720HX Base Yr 2000

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

04/21/2023MLU

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE218,915

TOTAL MARKET OB/XF VALUE3,704

TOTAL LAND VALUE - MARKET18,500

TOTAL MARKET VALUE241,119

SOH/AGL Deduction80,678

ASSESSED VALUE160,441

TOTAL EXEMPTION VALUEHX HB50,722

BASE TAXABLE VALUE109,719

TOTAL JUST VALUE241,119

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE244,077

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / V / RSNCDSALE PRICE

0878/08134/09/1999WDQV10,500

GRANTOR:A GUYOT

GRANTEE:W GUERNSEY

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W11 N20 W13 FSP= W8 S20 E8 N20\$ S20 W8 FSP= N14 W10 S14 E10\$ W14 FGR= W20 S23 E20 N23\$ S32 E2 S2 E11 N2 E3 FOP= E14 N4 W14 S4\$ N4 E14 S4 E3 S2 E11 N2 E2 N32\$ PTR= N40 UDG= N20 W16 S20 E16\$ S40\$.