

LOT 23 FIVE POINTS ACRES S/D.
369-143, 378-21, 714-197, WD 881

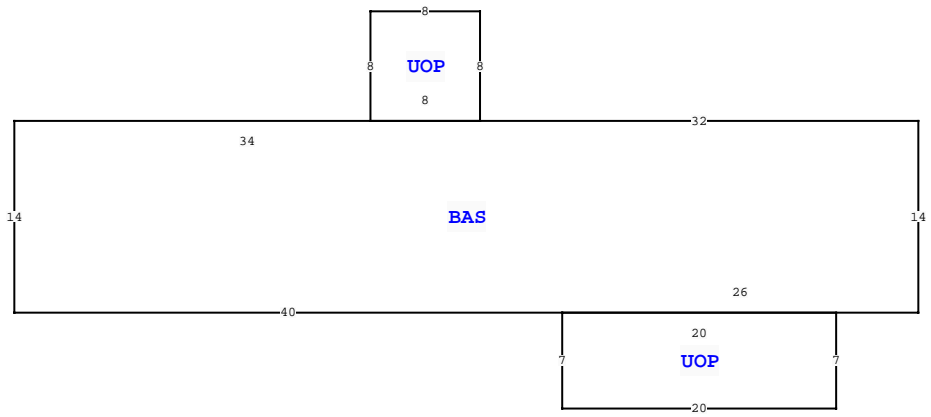
SMALLWOOD TODD
179 NE DIANA TER
LAKE CITY, FL 32055

2026

17-3S-17-04967-023
[Barcode]

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	01	MINIMUM 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 90	
Interior Floor	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	
Architctual Units	01	CONV 100 0 100	
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	17317.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	924	100	
UOP	64	25	
UOP	140	25	
TOTALS	1,128		975

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MANUF	1	100%	- 2023	86.84	84,669	1981	2004	0	0	45.00	55.00	
Heated Area: 924 HX Base Yr 2023													



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2		Tax Dist:		
BUILDING MARKET VALUE			46,568	
TOTAL MARKET OB/XF VALUE			3,000	
TOTAL LAND VALUE - MARKET			8,160	
TOTAL MARKET VALUE			57,728	
SOH/AGL Deduction			5,246	
ASSESSED VALUE			52,482	
TOTAL EXEMPTION VALUE			HX HB SX 52,482	
BASE TAXABLE VALUE			0	
TOTAL JUST VALUE			57,728	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			57,728	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26721	M H	510	02/06/2008
26444	M H	530	11/21/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1476/1885	9/01/2022	WD	Q	I	01	77,500
GRANTOR: DEES SALLY ANN						
GRANTEE: SMALLWOOD TODD						
1129/0329	8/17/2007	WD	Q	V	01	100
GRANTOR: WILLIAM F LINDSEY						
GRANTEE: SALLY ANN DEES						

EXTRA FEATURES																
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	9947	Septic	0	100	0	0		1.00	3,000.00	100			3	100	3,000	

TOTAL OB/XF										3,000						
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BUILDING NOTES

BUILDING DIMENSIONS
BAS= W32 UOP= N8 W8 S8 E8\$ W34 S14 E40 UOP= S7 E20 N7 W20\$ E26 N14\$.

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		A-1	0.00	0.00	1.02	AC		1.00	1.00	1.00	8,000.00	8,000.00	8,160							