COMM NW COR OF NE1/4 OF SE1/4, R
TO S R/W TAMMY LN, E ALONG R/W 1
CONT E 238.40 FT, S 247.83 FT, W

GOODRICH MARY ANN
672 NE TAMMY LN
LAKE CITY, FL 32055

2026

17-3S-17-04970-006

BUILDING CHARACTERISTICS

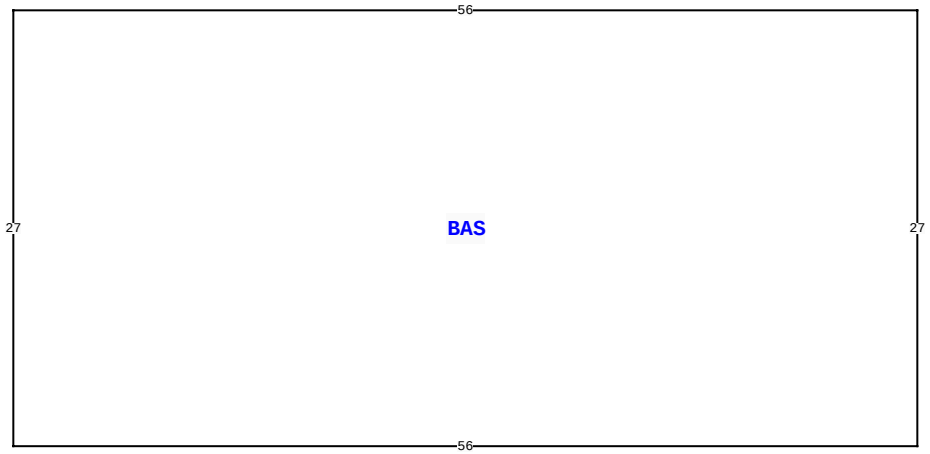
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	17317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	93,896
TOTALS	1,512			1,512	93,896

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,512	113.9000	107.07	161,890	2008	2008	0	0	0	42.00	58.00

3 MANUF 1 100% - 2009 Heated Area: 1512 HX Base Yr 2009



672 NE TAMMY LN, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		93,896
TOTAL MARKET OB/XF VALUE		12,784
TOTAL LAND VALUE - MARKET		10,200
TOTAL MARKET VALUE		116,880
SOH/AGL Deduction		44,136
ASSESSED VALUE		72,744
TOTAL EXEMPTION VALUE	HX HB	47,744
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		116,880
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		121,737

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052489	Roof Replacement	13,000	03/04/2025
26738	M H	375	02/11/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1139/1089	12/26/2007	QC	Q	I	01	100
GRANTOR: AVIS N WALLACE(A/K/A						
GRANTEE: MARY ANN GOODRICH						
1037/2916	2/14/2005	WD	Q	I	04	100
GRANTOR: EARL MARTIN						
GRANTEE: AVIS N FASSETT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S27 E56 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	0297	SHED CONCR	0	100	7	15	1.00	UT	0.00	0.00	100	1993	1993	3	100	100	
2	0297	SHED CONCR	0	100	12	12	1.00	UT	0.00	0.00	100	1993	1993	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	0255	MBL HOME S	0	100	12	32	384.00	UT	1.00	1.00	100	2008	2008	3	100	384	
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2008	2008	3	100	1,200	
6	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	800	

LAND DESCRIPTION

TOTAL OB/XF 12,784

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	0.86	AC		1.00	1.00	1.00	7,500.00	7,500.00	6,450							
2	0000	C	VAC RES	100		00	0.00	0.00	0.50	AC		1.00	1.00	1.00	7,500.00	7,500.00	3,750							

REVIEW DATE 08/18/2015 BY DF Total Acres: 1.36 Total Land Value: 10,200 Market: 0 Agricultural: 0 Common: 10,200 PRINTED 10/03/2025 BY SYS