COMM NE COR OF SE1/4, RUN S
ALONG E LINE 120 FT, W 364.87
FT FOR POB, RUN W 242.50 FT, N

DEWEY KENNETH J/DEWEY MARJORIE S
516 SW TITANIUM CT.
LAKE CITY, FL 32024

2026

17-4S-16-03050-016

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

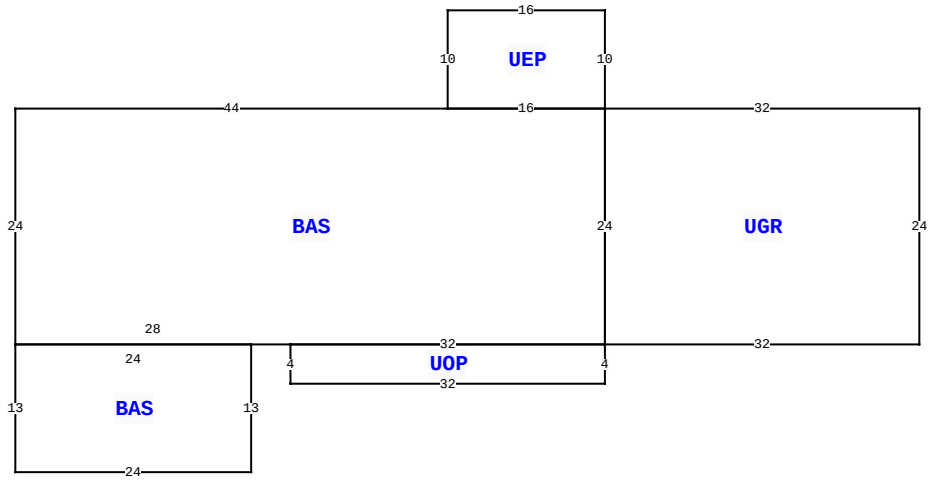
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
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 01
NEIGHBORHOOD/LOC	17416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	312	100		312	8,678
BAS	1,440	100		1,440	40,055
UEP	160	70		112	3,115
UGR	768	45		346	9,624
UOP	128	25		32	890
TOTALS	2,808			2,242	62,364

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,242	115.9000	69.54	155,909	1984	1984	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 1752 HX Base Yr



462 SW TITANIUM CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		62,364
TOTAL MARKET OB/XF VALUE		9,940
TOTAL LAND VALUE - MARKET		47,960
TOTAL MARKET VALUE		120,264
SOH/AGL Deduction		58,188
ASSESSED VALUE		62,076
TOTAL EXEMPTION VALUE	HX HB	37,076
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		120,264
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		120,264

XFOB:1:1: GREE M H

BLDG:1:1: GREE MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0965/0454	3/18/2002	WD	Q	I	04	7,500
GRANTOR: JOHN H DEAS						
GRANTEE: KENNETH J & MARJORI						
0513/0182	5/01/1983	AA	Q	V	01	16,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 S24 BAS= S13 E24 N13 W24$ E28 UOP= S4 E32 N4 W32$
E32 UGR= E32 N24 W32 S24$ N24 UEP= N10 W16 S10 E16$ W16$.

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	100	16	20	320.00	UT	2.00	2.00	100	1993	1993	3	100	640	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
3	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
6	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 9,940

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	100		A-1	0.00	0.00	2.35	AC		1.00	1.00	1.00	11,000.00	11,000.00	25,850							
2	0000	C	VAC RES	100		A-1	0.00	0.00	2.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	22,110							

REVIEW DATE 05/10/2019 BY KR Total Acres: 4.36 Total Land Value: 47,960 Market: 0 Agricultural: 0 Common: 47,960 PRINTED 11/18/2025 BY SYS