COMM SW COR OF E1/2 OF SE1/4 OF SW1/4, E 187 FT, N 483 FT FOR PO 214.90 FT, E 101.35 FT, S 214.90

279 FOSTER GLENN LAKE CITY, FL 32025 TRUST
9169 W STATE ST # 1942
GARDEN CITY, ID 83714

2026

17-4S-17-08404-006

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

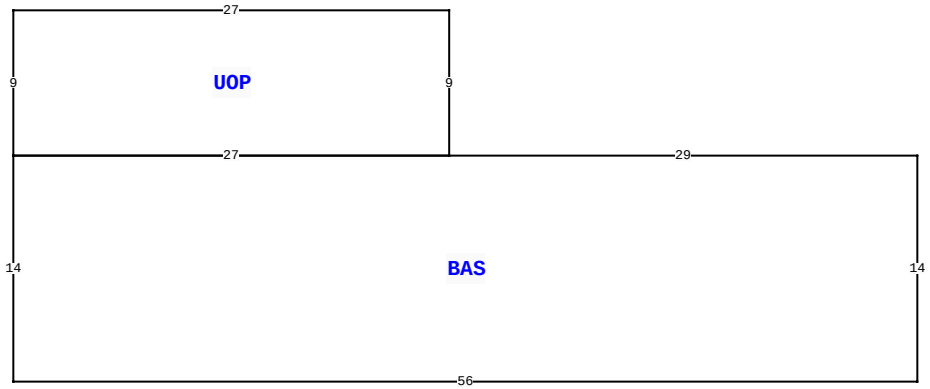
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	02	MIN PLYWD 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		2 100
Bathrooms		1.5 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	17417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	784	100		784	3,782
UOP	243	25		61	294
TOTALS	1,027			845	4,076

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0800	02	845	40.2000	24.12	20,381	1987	1987	0	0	20	60.00	20.00

1 MOBILE HME 0% - 2023 Heated Area: 784 HX Base Yr



VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	4,076
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	9,750
TOTAL MARKET VALUE	20,826
SOH/AGL Deduction	0
ASSESSED VALUE	20,826
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	20,826
TOTAL JUST VALUE	20,826
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	20,826

PERMIT NUM	DESCRIPTION	AMT	ISSUED
41018	RECONNECT		12/14/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1465/876	4/13/2022	QC	U	I	11	0
GRANTOR: "ACROSS TOWN" LAND TR						
GRANTEE: 279 FOSTER GLENN LA						
1396/1028	10/09/2019	WD	U	I	12	15,000
GRANTOR: BAYVIEW LOAN SERVICIN						
GRANTEE: DEREK SNEAD TRUSTEE						

279 SW FOSTER GLN, LAKE CITY

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

BUILDING NOTES

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

BUILDING DIMENSIONS

BAS= W29 UOP= N9 W27 S9 E27$W27 S14 E56 N14$.

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	0		A-1	0.00	0.00	0.50	AC		1.00	1.00	1.50	13,000.00	19,500.00	9,750							

REVIEW DATE 02/15/2021 BY BC Total Acres: 0.50 Total Land Value: 9,750 Market: 0 Agricultural: 0 Common: 9,750 PRINTED 11/19/2025 BY SYS