COMM NW COR OF NE1/4 OF SE1/4, R
FOR POB, CONT E 388.81 FT, S 525
R/W JAMIE RD, W'LY ALONG R/W 420

NELSON ARMINDA
373 NW JAMIE GLN
LAKE CITY, FL 32055-4911

2026

18-3S-17-05061-007

BUILDING CHARACTERISTICS

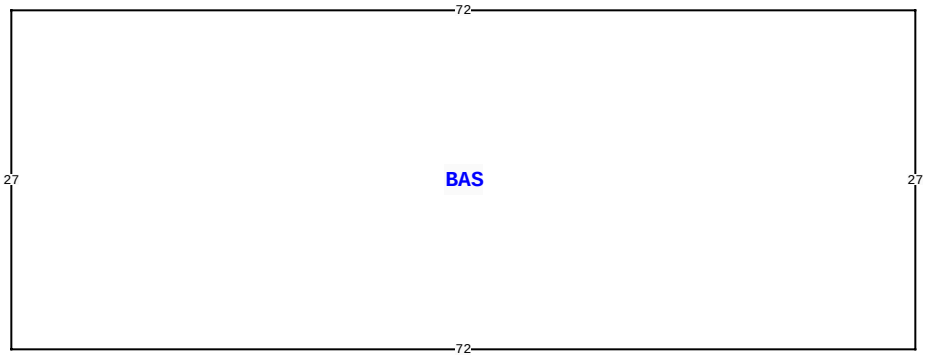
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	18317.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,944	100		1,944	54,074
TOTALS	1,944			1,944	54,074

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,944	115.9000	69.54	135,186	1990	1990	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 1944 HX Base Yr



373 NW JAMIE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		54,074
TOTAL MARKET OB/XF VALUE		13,200
TOTAL LAND VALUE - MARKET		23,156
TOTAL MARKET VALUE		90,430
SOH/AGL Deduction		45,955
ASSESSED VALUE		44,475
TOTAL EXEMPTION VALUE	98 HX HB	44,475
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		90,430
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		90,430

XFOB:2:1: OLD MBL HOME USED AS STORAGE
XFOB:1:1: MEADOW CREEK/CHAMPION MH
LAND:1:1: LOW AREAS THRU OUT

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15173	PUMP/UTPOL	30	03/05/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1436/1320	4/28/2021	LE	U	I	14	100

GRANTOR: NELSON ARMINDA D
GRANTEE: NELSON ARMINDA D

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W72 S27 E72 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	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	2,400	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 13,200

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		RSF-1	0.00	0.00	4.75	AC		1.00	1.00	0.75	6,500.00	4,875.00	23,156							

REVIEW DATE 08/18/2015 BY DF Total Acres: 4.75 Total Land Value: 23,156 Market: 0 Agricultural: 0 Common: 23,156 PRINTED 11/19/2025 BY SYS