LOT 6 BLOCK 8 MARION HEIGHTS S/D

761-891, 874-618, 619, LE 894-11

SAYLOR BOBBY J
863 NW JOHNSON ST
LAKE CITY, FL 32055

2026

19-3S-17-05166-002

COLUMBIA COUNTY PROPERTY

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	03	03

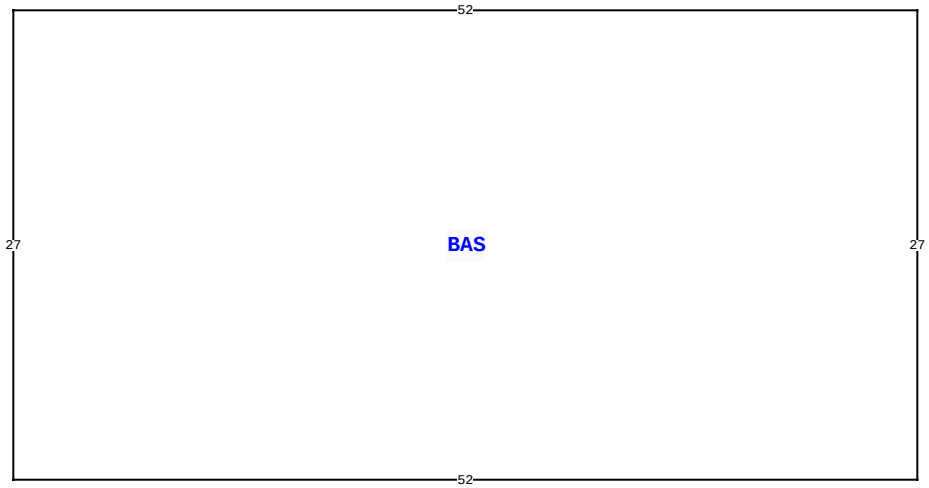
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	19317.040	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	34,544
TOTALS	1,404			1,404	34,544

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,404	102.5100	61.51	86,360	1999	1999	0	0	0	60.00	40.00

2 MOBILE HME 100% - 2020 Heated Area: 1404 HX Base Yr 2020



863 NW JOHNSON ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		34,544
TOTAL MARKET OB/XF VALUE		7,600
TOTAL LAND VALUE - MARKET		8,000
TOTAL MARKET VALUE		50,144
SOH/AGL Deduction		17,398
ASSESSED VALUE		32,746
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		7,746
TOTAL JUST VALUE		50,144
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		50,144

XFOB:1:1: CHAR MH

SALE:1:1: LOT 6 BLK 8 MARION HEIGHTS PP INCLUDED

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053587	Storage Building	15,000	07/15/2025
000053302	Right-of-Way Acce		06/03/2025
18449	M H	125	06/27/2001
9368	M H	125	02/21/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1388/0396	7/01/2019	WD	Q	I	01	30,000
GRANTOR: ROCCA A & LAURETTA L						
GRANTEE: BOBBY J SAYLOR						
0961/0440	8/19/2002	WD	Q	V		7,500
GRANTOR: LARRY & SANDRA J COOK						
GRANTEE: LAURETTA L & ROCCO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S27 E52 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	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	600	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,600

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/MH	0.00	0.00	1.00	LT		1.00	1.00	2.00	4,000.00	8,000.00	8,000							

REVIEW DATE 06/14/2019 BY JS Total Acres: 0.93 Total Land Value: 8,000 Market: 0 Agricultural: 0 Common: 8,000 PRINTED 10/03/2025 BY SYS