COMM NW COR, RUN S 35 FT TO S C/
RD FOR POB, RUN E 140.70 FT, S 6
FT MOL TO N R/W OF SCL RR, NW AP

NASH JO ANN
3090 NW NASH RD
LAKE CITY, FL 32055

2026

20-3S-16-02209-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

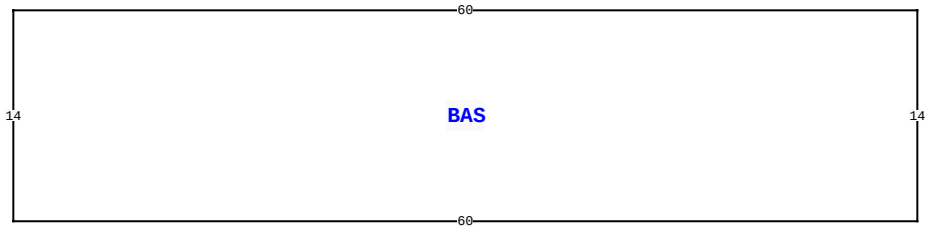
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	20316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	840	100		840	6,234
TOTALS	840			840	6,234

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0800	02	840	61.8480	37.11	31,172	1984	1984	0	0	50	60.00	20.00

1 MOBILE HME 0% - 0 Heated Area: 840 HX Base Yr



VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	6,234
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	18,700
TOTAL MARKET VALUE	31,934
SOH/AGL Deduction	257
ASSESSED VALUE	31,677
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	31,677
TOTAL JUST VALUE	31,934
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	31,934

SALE:2:1: 2.43 AC INCLUDED 02169-000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
13651	M H	125	02/17/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0838/0586	4/21/1997	WD	Q	V	03	4,000
GRANTOR: JANET N MIESKY						
GRANTEE: JESSE R & JO ANN NA						
0769/1258	9/01/1992	SD	U	V	11	20,000
GRANTOR: NASH-SHERIFFS DEED						
GRANTEE: JANET MEISKY						

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

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S14 E60 N14$.

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	

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	0200	C	MBL HM	0		A-1	0.00	0.00	1.87	AC		1.00	1.00	0.80	12,500.00	10,000.00	18,700							

REVIEW DATE 02/06/2023 BY KS Total Acres: 1.87 Total Land Value: 18,700 Market: 0 Agricultural: 0 Common: 18,700 PRINTED 11/19/2025 BY SYS