LOT 3 OAK FOREST LANDING S/D.
828-1902, 893-2789,

FREEMAN JEREMIAH/FREEMAN JENNIFER M
114 NE OAKFOREST GLN
LAKE CITY, FL 32055

2026

20-3S-17-05182-103

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

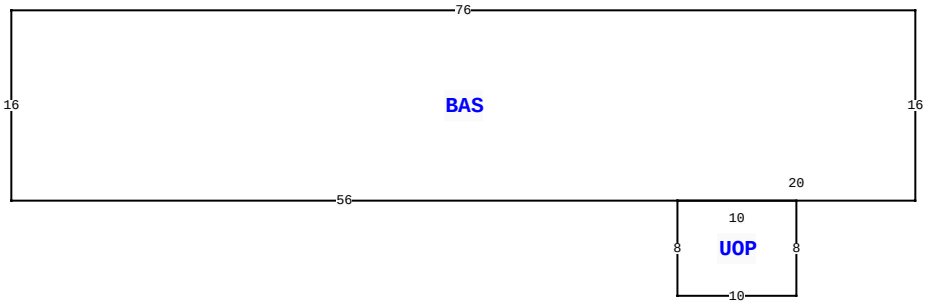
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	20317.100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,216	100		1,216	74,123
UOP	80	25		20	1,219
TOTALS	1,296			1,236	75,342

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,236	117.9000	110.83	136,986	1998	1998	0	0	0	45.00	55.00

1 MANUF 1 100% - 2000 Heated Area: 1216 HX Base Yr 2000



114 NE OAKFOREST GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		75,342
TOTAL MARKET OB/XF VALUE		8,996
TOTAL LAND VALUE - MARKET		22,200
TOTAL MARKET VALUE		106,538
SOH/AGL Deduction		63,147
ASSESSED VALUE		43,391
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		18,391
TOTAL JUST VALUE		106,538
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		106,538

LAND:1:1: 1.37 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15309	M H	125	03/26/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0893/2789	12/01/1999	WD	Q	V		15,000

GRANTOR: SUBRANDY
GRANTEE: FREEMAN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S16 E56 UOP= S8 E10 N8 W10$ E20 N16$.

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	0080	DECKING	0	100	6	14	81.00	UT	7.50	7.50	100	0	0	3	100	608	
2	0166	CONC,PAVMT	0	100	14	14	196.00	UT	3.00	3.00	100	0	0	3	100	588	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	400.00	400.00	50	2011	2011	3	50	200	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 8,996

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	1.20	18,500.00	22,200.00	22,200							

REVIEW DATE 11/12/2020 BY JS Total Acres: 1.39 Total Land Value: 22,200 Market: 0 Agricultural: 0 Common: 22,200 PRINTED 11/20/2025 BY SYS