LOT 5 & N 50 FT OF LOT 6 BLOCK 4

601-135, 669-571

HARPER SPENCER H
200 NW NEMO TER
LAKE CITY, FL 32055

2026

20-3S-17-05457-005

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	01	01

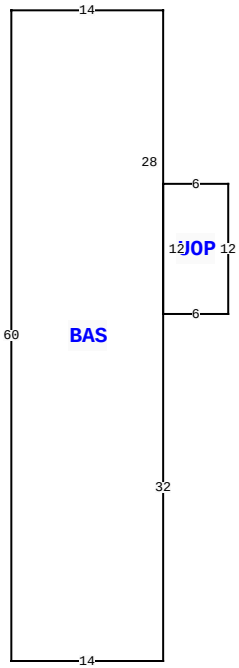
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	20317.080	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	840	100		840	11,417
UOP	72	25		18	245
TOTALS	912			858	11,662

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	858	56.6325	33.98	29,155	1970	1970	0	0	0	60.00	40.00

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



274 NW JEB TER, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	11,662
TOTAL MARKET OB/XF VALUE	7,050
TOTAL LAND VALUE - MARKET	3,590
TOTAL MARKET VALUE	22,302
SOH/AGL Deduction	2,502
ASSESSED VALUE	19,800
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	19,800
TOTAL JUST VALUE	22,302
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	22,302

SALE:1:1: HAS OLD MH HERE WITH ADDN

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043433	Remodel	1,000	12/21/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0669/0571	12/06/1988	WD	U	I		5,400
GRANTOR: JOHNSON JACK						
GRANTEE: HARPER SPENCER						
0601/0135	9/01/1986	WD	Q	V		2,500
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 S60 E14 N32 UOP= E6 N12 W6 S12$ N28$.

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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	
2	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 7,050

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		00	0.00	0.00	14,360.00	SF		1.00	1.00	1.00	0.25	0.25	3,590							

REVIEW DATE 09/02/2015 BY DF Total Acres: 0.33 Total Land Value: 3,590 Market: 0 Agricultural: 0 Common: 3,590 PRINTED 11/18/2025 BY SYS