COMM SE COR OF NW1/4 OF SE1/4, R 487.88 FT FOR POB, RUN E 133.24 FT, W 133.24 FT, N 221.38 FT TO

MAY STACY
332 NW IRENE LN
LAKE CITY, FL 32055

2026

21-3S-16-02239-109

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

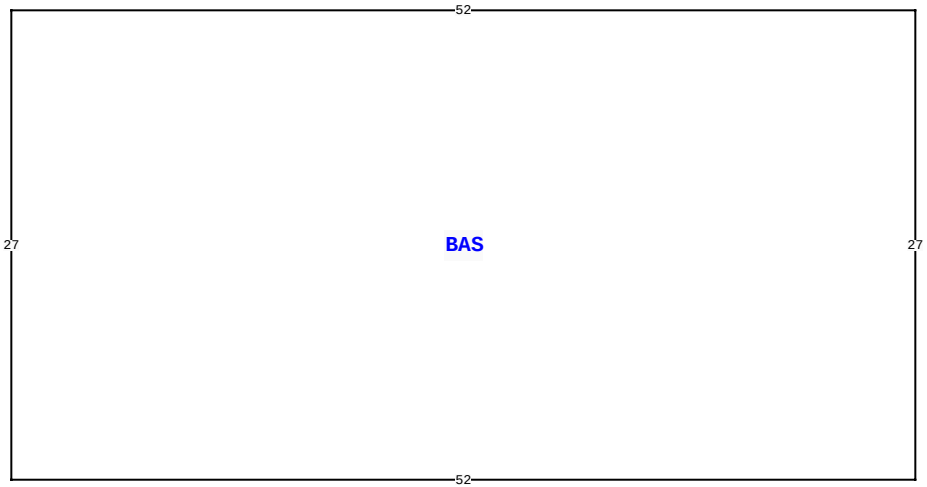
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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 01
NEIGHBORHOOD/LOC	21316.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	39,829
TOTALS	1,404			1,404	39,829

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	118.2000	70.92	99,572	1994	1994	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2023 Heated Area: 1404 HX Base Yr 2023



332 NW IRENE LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		39,829
TOTAL MARKET OB/XF VALUE		5,000
TOTAL LAND VALUE - MARKET		26,000
TOTAL MARKET VALUE		70,829
SOH/AGL Deduction		41,177
ASSESSED VALUE		29,652
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		4,652
TOTAL JUST VALUE		70,829
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		70,829

SALE:3:1: LOT 9 SEALEY SOUTH
SALE:2:1: WD REPLACING AGREEMENT
SALE:1:1: LOT 9 SEALEY SOUTH
LAND:1:1: 0.78 AC.

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1477/102	9/23/2022	WD	Q	I	01	90,000
GRANTOR: ADVANTA IRA SERVICES,						
GRANTEE: MAY STACY						
1476/1064	9/23/2022	WD	U	I	11	100
GRANTOR: ADVANTA IRA SERVICES						
GRANTEE: MAY STACY						

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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	1994	1994	3	100	200	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2008	2008	3	100	1,200	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 5,000

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	100		RSF/MH	133.00	221.00	1.00	LT		1.00	1.00	1.00	26,000.00	26,000.00	26,000							

REVIEW DATE 02/09/2023 BY KS Total Acres: 0.67 Total Land Value: 26,000 Market: 0 Agricultural: 0 Common: 26,000 PRINTED 11/13/2025 BY SYS