LOT 27 PINE RIDGE S/D.
706-114, 765-1444, WD 1071-1849,

JOHNSON ERIC G/JOHNSON JANEL M
266 NW LAMAR PL
LAKE CITY, FL 32055

2026

21-3S-16-02240-027

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

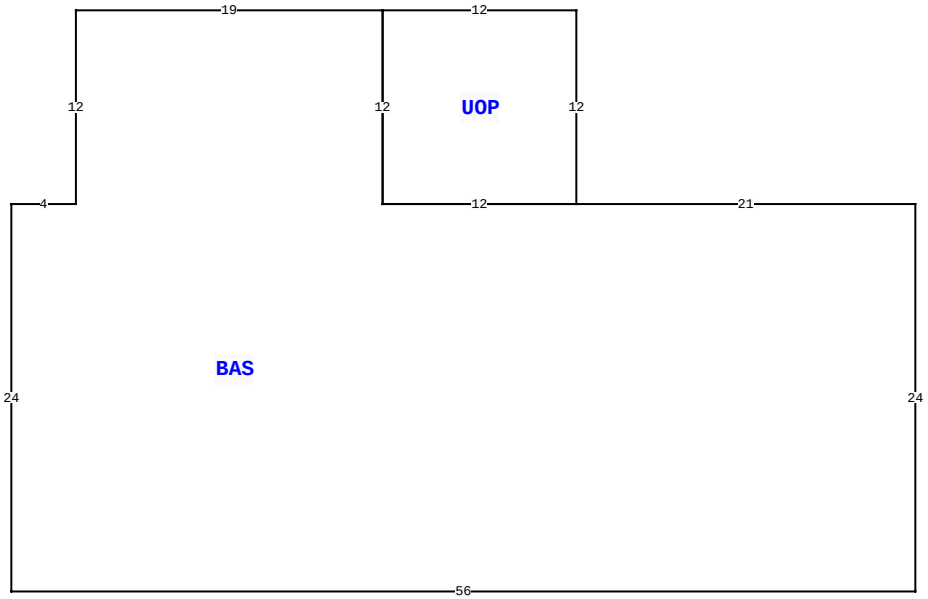
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	13	LAM/VNLPLK 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	21316.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,572	100		1,572	93,948
UOP	144	25		36	2,152
TOTALS	1,716			1,608	96,099

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,608	115.6000	108.66	174,725	1999	1999	0	0	0	45.00	55.00

1 MANUF 1 100% - 2025 Heated Area: 1572 HX Base Yr 2025



266 NW LAMAR PL, 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		96,099
TOTAL MARKET OB/XF VALUE		49,700
TOTAL LAND VALUE - MARKET		26,000
TOTAL MARKET VALUE		171,799
SOH/AGL Deduction		0
ASSESSED VALUE		171,799
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		121,077
TOTAL JUST VALUE		171,799
NCON VALUE		45,000
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		126,799

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052589	Storage Building	70,000	03/14/2025
000051614	Right-of-Way Acce		11/25/2024
000049755	Solar Power Syste	49,972	05/08/2024
24197	M H	275	03/07/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1502/465	11/02/2023	WD	Q	I	01	142,000
GRANTOR: BURNHAM JOHN						
GRANTEE: JOHNSON ERIC G						
1449/2561	10/13/2021	WD	U	I	30	42,900
GRANTOR: BURNHAM MARSHA M						
GRANTEE: BURNHAM JOHN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 UOP= N12 W12 S12 E12$ W12 N12 W19 S12 W4 S24 E56 N24$.

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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	200	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	300	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2008	2008	3	100	1,200	
5	0210	GARAGE U	0	100	0	0	1.00	UT	45,000.00	45,000.00	100	2026	2025		100	45,000	

LAND DESCRIPTION

TOTAL OB/XF 49,700

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	120.00	245.00	1.00	LT		1.00	1.00	1.00	26,000.00	26,000.00	26,000							

REVIEW DATE 09/08/2025 BY randall Total Acres: 0.67 Total Land Value: 26,000 Market: 0 Agricultural: 0 Common: 26,000 PRINTED 11/17/2025 BY SYS