THAT PORTION OF SW1/4 OF NE1/4
LYING S OF CR-250, EX THE W 300

DAMPIER JANET
1182 NE GUMSWAMP RD
LAKE CITY, FL 32055

2026

21-3S-17-05523-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR 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

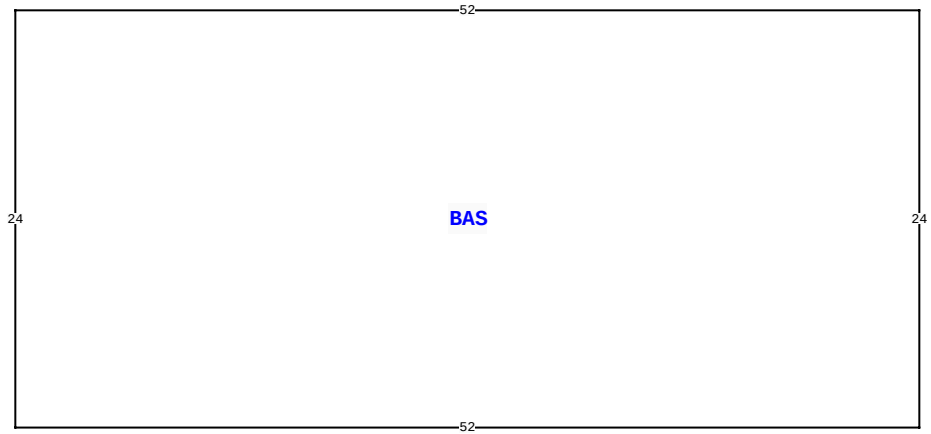
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	21317.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100		1,248	34,415
TOTALS	1,248			1,248	34,415

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,248	114.9000	68.94	86,037	1986	1986	0	0	0	60.00	40.00

1 MOBILE HME 100% - 1998 Heated Area: 1248 HX Base Yr 1998



VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		34,415
TOTAL MARKET OB/XF VALUE		10,350
TOTAL LAND VALUE - MARKET		21,600
TOTAL MARKET VALUE		66,365
SOH/AGL Deduction		30,436
ASSESSED VALUE		35,929
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		10,929
TOTAL JUST VALUE		66,365
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		66,365

SALE:1:1: 2.4 AC

BLDG:1:1: COUN MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0854/0162	7/30/1997	WD	Q	V	01	100

GRANTOR: CHAPLIN

GRANTEE: J DAMPIER

129 NE DAMPIER CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/29/2025 MLU
INC DATE		AG DATE	

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	0210	GARAGE U	0	100	13	20	1.00	UT	0.00	0.00	100	1997	1997	3	100	2,000	
2	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2011	2011	3	100	1,200	
5	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S24 E52 N24$.

LAND DESCRIPTION

TOTAL OB/XF 10,350

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		A-1	0.00	0.00	2.40	AC		1.00	1.00	1.00	9,000.00	9,000.00	21,600							

REVIEW DATE 09/03/2015 BY DF Total Acres: 2.40 Total Land Value: 21,600 Market: 0 Agricultural: 0 Common: 21,600 PRINTED 10/03/2025 BY SYS