

COMM SW COR OF NW1/4 OF SE1/4, E
GRADED RD, N 118 FT FOR POB, CON
404 FT, S 159 FT TO S LINE OF NE

YOUNG STANLEY J
1360 NE GUM SWAMP RD
LAKE CITY, FL 32055

2026

21-3S-17-05540-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 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		2 100
Bathrooms		1 100
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	784	100		784	17,104
UOP	72	25		18	393
TOTALS	856			802	17,496

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0296	SHED METAL	0	0	0	0	1.00	UT	0.00
2	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0102	C	SFR/MH	0			0.00	0.00	1.00
2	0700	C	MISC RES	0			0.00	0.00	1.00

REVIEW DATE 09/03/2015 BY DF

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	802	90.9000	54.54	43,741	1989	1989	0	0	0 60.00	40.00
1 MOBILE HME 0% - 0 Heated Area: 784 HX Base Yr											
14 56 20 36 12 6 6 12 BAS UOP											
148 NE RAY JOHNSON CT, LAKE CITY											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
04/29/2025 MLU											

TOTAL OB/XF									
7,300									

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	0102	C	SFR/MH	0			0.00	0.00	1.00	AC		1.00	1.00	0.75	11,000.00	8,250.00	8,250
2	0700	C	MISC RES	0			0.00	0.00	1.00	AC		1.00	1.00	0.80	11,000.00	8,800.00	8,800

Total Acres: 2.00 Total Land Value: 17,050 Market: 0 Agricultural: 0 Common: 17,050

COLUMBIA COUNTY PROPERTY PAGE 1 of 1 2

VALUATION BY		STANDARD
Tax Group: 2		Tax Dist:
BUILDING MARKET VALUE		17,496
TOTAL MARKET OB/XF VALUE		7,300
TOTAL LAND VALUE - MARKET		17,050
TOTAL MARKET VALUE		41,846
SOH/AGL Deduction		0
ASSESSED VALUE		41,846
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		41,846
TOTAL JUST VALUE		41,846
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		41,846

LAND:1:1: SOME LOW & WET
XFOB:1:1: SUMM MH
BLDG:1:1: SUMM MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1169/1419	3/19/2009	WD	U	I	18	10,500	
GRANTOR: ROSE LAND AND FINANCE							
GRANTEE: STANLEY YOUNG							
1169/1418	3/01/2009	QC	U	I	11	100	
GRANTOR: FIRST NATIONAL BANK O							
GRANTEE: ROSE LAND AND FINAN							

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S14 E36 UOP= S6 E12N6 W12\$ E20 N14\$.