LOT 1 BLOCK A LOBLOLLY S/D.
ORB WD 1002-1941.

JORDAN COY A/JORDAN ALMA
678 SW SPARROW TER
LAKE CITY, FL 32024

2026

22-4S-16-03086-101

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

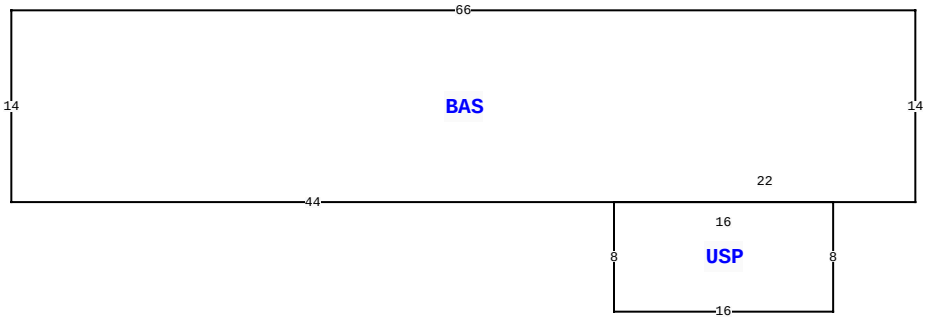
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	22416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	16,688
USP	128	35		45	813
TOTALS	1,052			969	17,500

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	969	75.2490	45.15	43,750	1993	1993	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2004 Heated Area: 924 HX Base Yr 2004



678 SW SPARROW TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		17,500
TOTAL MARKET OB/XF VALUE		7,200
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		47,200
SOH/AGL Deduction		15,119
ASSESSED VALUE		32,081
TOTAL EXEMPTION VALUE	98 HX HB	32,081
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		47,200
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		47,200

PERMIT NUM	DESCRIPTION	AMT	ISSUED
11345	M H	125	06/28/1996
9010	M H	100	11/02/1994
8711	PUMP/UTPOL	30	08/09/1994
8556	M H	125	07/01/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1002/1941	12/15/2003	WD	Q	V		18,000

GRANTOR: LENVIL H DICKS
GRANTEE: COY A & ALMA JORDAN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E44 USP= S8 E16 N8 W16$ E22 N14$.

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	2007	2007	3	100	200	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,200

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 04/04/2025 BY KS Total Acres: 3.96 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/18/2025 BY SYS