

LOT 6 LOBLOLLY ADDITION S/D.
WD 1032-2750, PB 1474-1825, PB 1

JONES VIRGIREE SHEENA LATOYA
1960 CARNOSTIE RD
WINTER HAVEN, FL 33884

2026

22-4S-16-03086-206



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 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		06
NEIGHBORHOOD/LOC	22416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,836	100		1,836	108,120
TOTALS	1,836			1,836	108,120

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00
2	0296	SHED METAL	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	0200	C	MBL HM	0		00	0.00	0.00	1.00

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	1,836	113.9000	107.07	196,581	1997	1997	0	0	45.00	55.00	
1 MANUF 1 0% - 2023 Heated Area: 1836 HX Base Yr												
27 BAS 68												
275 SW LAMBOY CIR, LAKE CITY												

TOTAL OB/XF												
9,300												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2014
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2019
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	

L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2014
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2019
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		108,120	
TOTAL MARKET OB/XF VALUE		9,300	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		135,920	
SOH/AGL Deduction		0	
ASSESSED VALUE		135,920	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		135,920	
TOTAL JUST VALUE		135,920	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		135,920	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
13284	M H	125	11/10/1997

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1474/1827	8/01/2022	PB U	I	I	18		0
GRANTOR: CLERK OF COURT							
GRANTEE: GRIGGER-JACKSON VER							
1474/1825	8/01/2022	PB U	I	I	18		0
GRANTOR: CLERK OF COURT (VERON							
GRANTEE: JONES VIRGIREE SHEE							

BUILDING NOTES									
----------------	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS									
BAS= W68 S27 E68 N27\$.									