



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	22416.00 1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	82,679
TOTALS	1,404			1,404	82,679

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	400.00
2	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00
4	0070	CARPORT UF	0	0	0	0	1.00	UT	800.00

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		RSF-1	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	1,404	113.9000	107.07	150,326	2004	2004	0	0	0	45.00	55.00	
1 MANUF 1 0% - 2023 Heated Area: 1404 HX Base Yr													
BAS													
395 SW BUCHANAN DR, LAKE CITY													
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/21/2023 MLU													

L N	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	0296	SHED METAL	0	0	0	0	1.00	UT	400.00	400.00	50	2007	2007	3	50	200	
2	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	100	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	0	0	0	1.00	UT	800.00	800.00	100	2025	2024		100	800	

TOTAL OB/XF													8,100	
LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE			
RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00				

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 3 Tax Dist:			
BUILDING MARKET VALUE		82,679			
TOTAL MARKET OB/XF VALUE		8,100			
TOTAL LAND VALUE - MARKET		22,500			
TOTAL MARKET VALUE		113,279			
SOH/AGL Deduction		0			
ASSESSED VALUE		113,279			
TOTAL EXEMPTION VALUE		0			
BASE TAXABLE VALUE		113,279			
TOTAL JUST VALUE		113,279			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		113,279			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054401	Roof Replacement	5,000	11/04/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1465/1749	4/27/2022	WD	Q	I	01	140,000
GRANTOR: ATTMORE MARYELLEN						
GRANTEE: F&P PROPERTIES LLC						
1316/0281	6/01/2016	WD	Q	I	01	75,000
GRANTOR: PAMELA RENEW						
GRANTEE: MARYELLEN ATTMORE						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W52 S27 E52 N27\$.									