LOT 12 BLAINE ESTATES PHASE 3.

WD 1119-427.

MATE DAVID J/MATE DIANA L
194 SW MERIDITH LN
LAKE CITY, FL 32024

2026

22-4S-16-03090-312

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN 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
Quality	05	05

DOR CODE 0200 MOBILE HOME

MAP NUM | MKT AREA 06

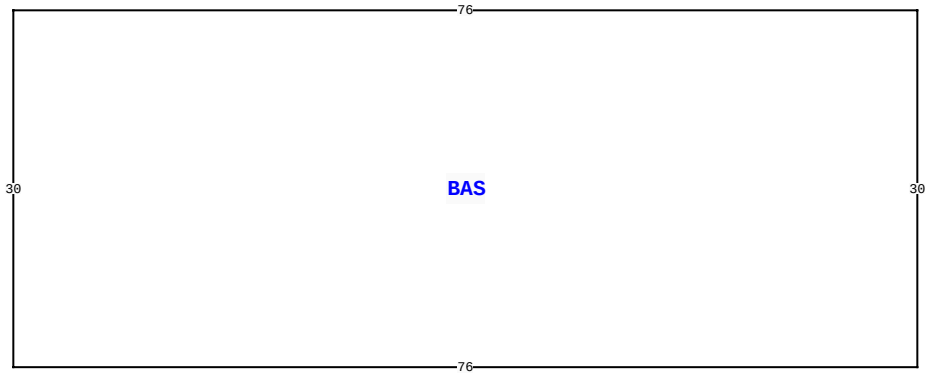
NEIGHBORHOOD/LOC 22416.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100		2,280	138,981
TOTALS	2,280			2,280	138,981

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,280	117.9000	110.83	252,692	2007	2007	0	0	0	45.00	55.00

1 MANUF 1 100% - 2009 Heated Area: 2280 HX Base Yr 2009



194 SW MERIDITH LN, 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		138,981
TOTAL MARKET OB/XF VALUE		22,890
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		184,371
SOH/AGL Deduction		67,796
ASSESSED VALUE		116,575
TOTAL EXEMPTION VALUE	98 HX HB	116,575
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		184,371
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		191,951

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38795	MAINT/ALTR	0	10/22/2019
26054	STORAGE	135	07/25/2007
25866	M H	412	05/31/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1119/0427	5/11/2007	WD	Q	V		42,500

GRANTOR: DANIEL CRAPPS & JAMES

GRANTEE: DAVID & DIANA MATE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S30 E76 N30$.

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	0031	BARN,MT AE	0	100	18	25	450.00	UT	12.00	12.00	100	2008	2008	3	100	5,400	
2	0060	CARPORT F	0	100	13	25	325.00	UT	5.00	5.00	100	2007	2007	3	100	1,625	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	12	24	288.00	UT	12.00	12.00	80	2007	2007	3	80	2,765	
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2007	2007	3	100	1,200	
6	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	600	
7	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,600	
8	0263	PRCH,USP	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	2,700	

LAND DESCRIPTION

TOTAL OB/XF 22,890

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 04/08/2025 BY KS Total Acres: 1.01 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 10/02/2025 BY SYS