

COMM SW COR OF NW1/4, RUN N 40 F
CR-133B, RUN E 368.57 FT, N 749.
POB, CONT N 133.81 FT, WEST 162.

BOOTH SHELLY
284 SE MCNAIR CT
LAKE CITY, FL 32025

2026

22-4S-17-08700-004



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 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	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual Units	01	CONV 100 0 100

Quality	03	03
DOR CODE	0200MOBILE HOME	
MAP NUM		02
NEIGHBORHOOD/LOC	22417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	784	100		784	15,903
UOP	100	25		25	507
UOP	672	25		168	3,408

TOTALS	1,556			977	19,818
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0294	SHED WOOD/	0	0	8 20	160.00	UT	7.50	7.50
2	0252	LEAN-T0 W/	0	0	13 20	260.00	UT	2.50	2.50
3	9945	Well/Sept	0	0	0 0	1.00	UT	7,000.00	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		A-1	0.00	0.00	0.50

REVIEW DATE 05/26/2017 BY BC

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0800	02	977	84.5100	50.71	49,544	1984	1984	0	0	60.00	40.00	
1 MOBILE HME 0% - 2024 Heated Area: 784 HX Base Yr												
UOP BAS UOP												
257 SE MCNAIR CT, LAKE CITY												
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/07/2025 MLU												

TOTAL OB/XF 8,850												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	0200	C	MBL HM	0		A-1	0.00	0.00	0.50	AC		1.00

TOTAL OB/XF 8,850												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	0200	C	MBL HM	0		A-1	0.00	0.00	0.50	AC		1.00

Total Acres: 0.50 Total Land Value: 10,500 Market: 0 Agricultural: 0

COLUMBIA COUNTY PROPERTY												
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VALUATION BY		STANDARD
Tax Group: 3		Tax Dist:
BUILDING MARKET VALUE		19,818
TOTAL MARKET OB/XF VALUE		8,850
TOTAL LAND VALUE - MARKET		10,500
TOTAL MARKET VALUE		39,168
SOH/AGL Deduction		0
ASSESSED VALUE		39,168
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		39,168
TOTAL JUST VALUE		39,168
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		39,168

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21279	TR/TRAILER	150	11/18/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1491/1721	5/12/2023	QC	U	I	11	100
GRANTOR: DENOFF DONALD W						
GRANTEE: BOOTH SHELLY						
1336/0204	5/03/2017	WD	U	I	37	16,000
GRANTOR: JAMES H MCNAIR						
GRANTEE: DONALD W DENOFF						

BUILDING NOTES												
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BUILDING DIMENSIONS												
UOP= N12 W56 S12 E56\$ BAS= W56 S14 E36 UOP= S10 E10 N10 W10\$ E20 N14\$.												

OTHER ADJUSTMENTS AND NOTES												

Common: 10,500 PRINTED 11/17/2025 BY SYS