

LOT 16 BLOCK B SOUTHERN HILLS S/
794-26, DC 1351-1605, LE 1395-23

DOUGLAS HORACE ALLEN
354 SW SEBASTIAN CIR
LAKE CITY, FL 32056

2026

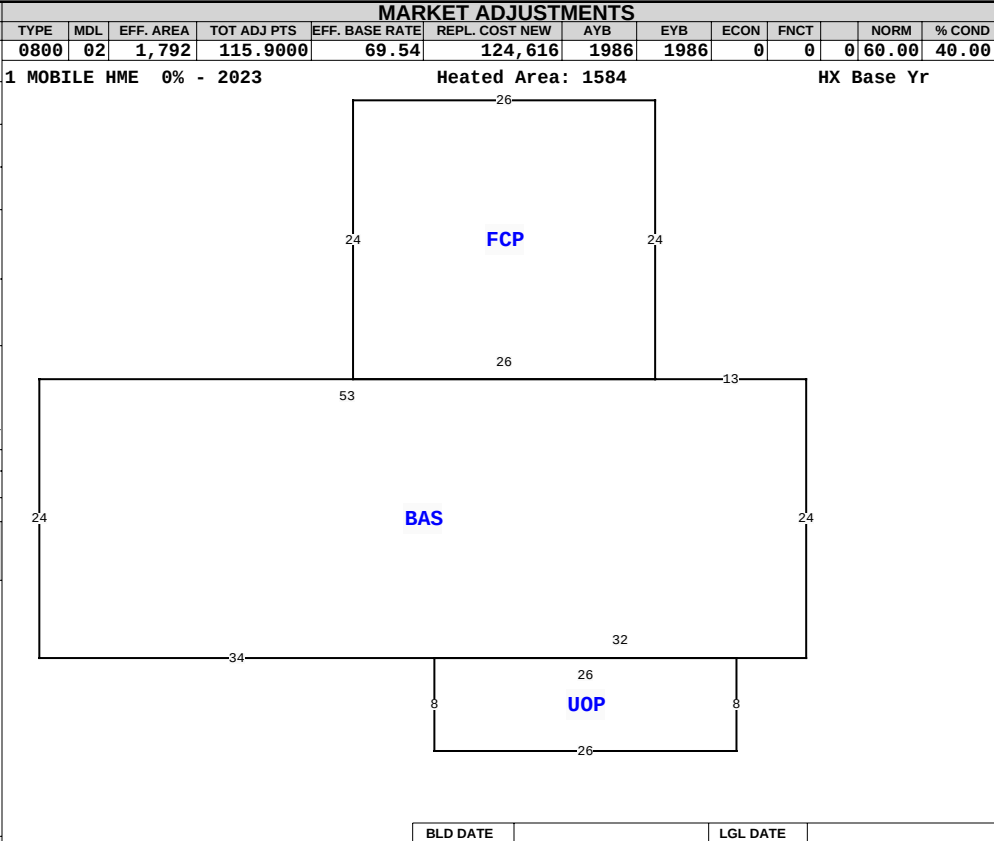
22-5S-16-03671-042

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR 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		3 100
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		02
NEIGHBORHOOD/LOC	21516.010	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,584	100
FCP	624	25
UOP	208	25
TOTALS	2,416	1,792

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0210	GARAGE U	0	0	16	20	1.00	UT	0.00	0.00	
2	0190	FPLC PF	0	0	12	20	1.00	UT	1,200.00	1,200.00	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	0102	C	SFR/MH	0		A-1	0.00	0.00	1.00	LT	



354 SW SEBASTIAN CIR, LAKE CITY	BLD DATE	LGL DATE	05/10/2024	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		49,846	
TOTAL MARKET OB/XF VALUE		12,500	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		102,346	
SOH/AGL Deduction		0	
ASSESSED VALUE		102,346	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		102,346	
TOTAL JUST VALUE		102,346	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		102,346	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050755	Roof Replacement	12,540	09/06/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1467/394	4/13/2022	WD	U	I	11	100
GRANTOR: DOUGLAS RONALD CAROL						
GRANTEE: DOUGLAS HORACE ALLE						
1395/2300	10/02/2019	LE	U	I	14	100
GRANTOR: HIRAM C DOUGLAS (ENH						
GRANTEE: HORACE A DOUGLAS &						

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W13 FCP= N24 W26 S24 E26\$ W53 S24 E34 UOP= S8 E26 N8 W26\$ E32 N24\$.											