BLOCK 47 MASON CITY.

515-459, 515-458, 769-1484, 1022

LONON TERESA SAUNDERS/LONON DONALD
324 SW CALVARY PL
LAKE CITY, FL 32025

2026

22-5S-17-09340-007

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
Quality	05	05

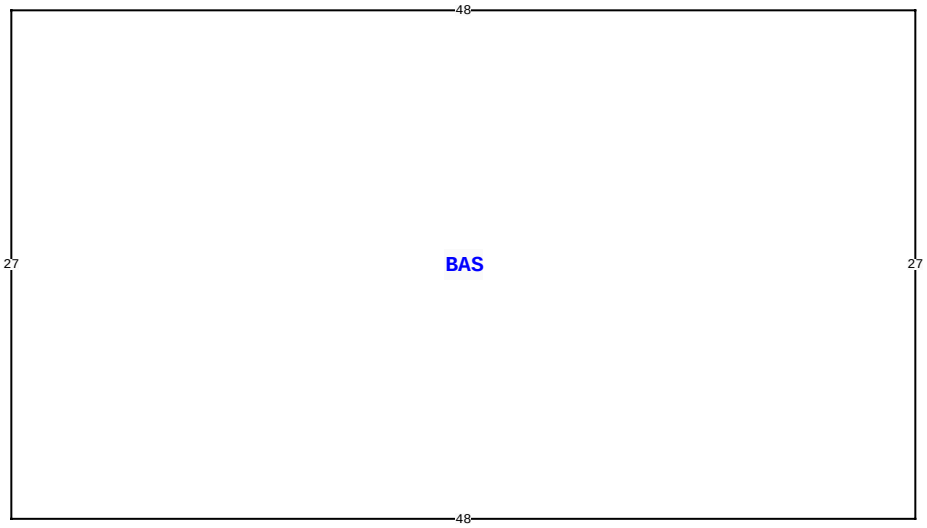
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	22517.030	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100		1,296	109,623
TOTALS	1,296			1,296	109,623

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,296	113.9000	107.07	138,763	2008	2015	0	0	0	21.00	79.00

1 MANUF 1 100% - 2025 Heated Area: 1296 HX Base Yr 2025



324 SW CAVALRY PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/22/2022 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		109,623
TOTAL MARKET OB/XF VALUE		9,600
TOTAL LAND VALUE - MARKET		22,620
TOTAL MARKET VALUE		141,843
SOH/AGL Deduction		0
ASSESSED VALUE		141,843
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		91,121
TOTAL JUST VALUE		141,843
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		146,006

PERMIT NUM	DESCRIPTION	AMT	ISSUED
29097	M H	632	12/28/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1523/770	8/30/2024	WD	Q	I	01	195,000
GRANTOR: GRIFFIN BRENDA J						
GRANTEE: LONON TERESA SAUNDE						
1203/1622	8/26/2010	QC	U	V	16	100
GRANTOR: GERALD P GRIFFIN						
GRANTEE: BRENDA J GRIFFIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S27 E48 N27$.

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	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2025	2024		100	1,000	
5	0296	SHED METAL	0	100	0	0	1.00	UT	800.00	800.00	100	2025	2024		100	800	

LAND DESCRIPTION

TOTAL OB/XF 9,600

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		A-1	0.00	0.00	4.35	AC		1.00	1.00	0.80	6,500.00	5,200.00	22,620							

REVIEW DATE 01/07/2025 BY TP Total Acres: 4.35 Total Land Value: 22,620 Market: 0 Agricultural: 0 Common: 22,620 PRINTED 11/18/2025 BY SYS