(AKA LOT 24 BUIE'S TRACT UNR)
THE N 287.40 FT OF SE1/4 OF SE1/
FOR RD R/W.

CUSHMAN ERIKA
301 SW TALL PINE CT
LAKE CITY, FL 32024-1989

2026

24-4S-15-00384-010

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	13	PREFAB PNL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 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

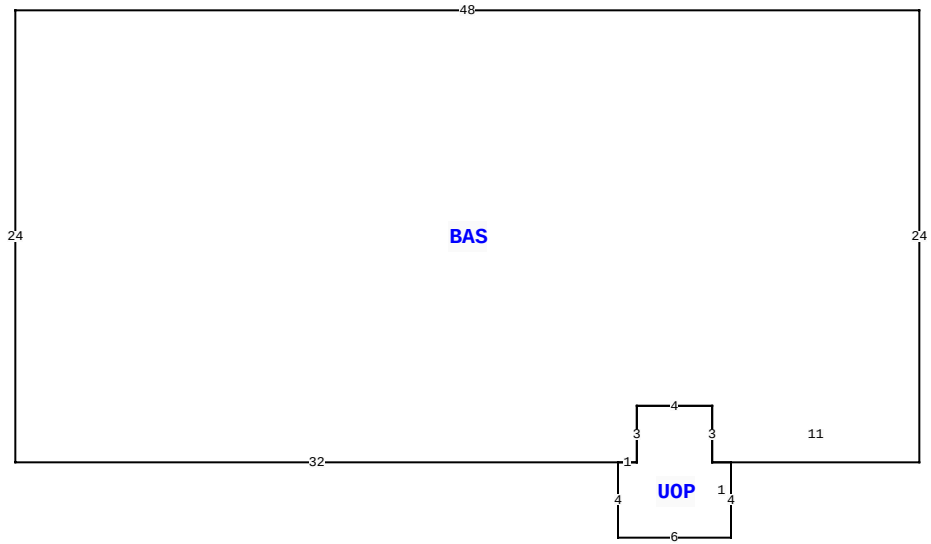
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	24415.010	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,140	100		1,140	32,258
UOP	36	25		9	255
TOTALS	1,176			1,149	32,512

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,149	117.9000	70.74	81,280	1984	1984	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 1140 HX Base Yr



301 SW TALL PINE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		32,512
TOTAL MARKET OB/XF VALUE		23,644
TOTAL LAND VALUE - MARKET		84,360
TOTAL MARKET VALUE		140,516
SOH/AGL Deduction		64,999
ASSESSED VALUE		75,517
TOTAL EXEMPTION VALUE	HX HB WX	55,517
BASE TAXABLE VALUE		20,000
TOTAL JUST VALUE		140,516
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		140,516

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0602/0218	9/01/1986	WD	Q	V		23,900

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S24 E32 UOP= S4 E6 N4 W1 N3 W4 S3 W1$ E1 N3 E4 S3E11 N24$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
2	0294	SHED WOOD/	0	100	16	16	256.00	UT	4.00	4.00	100	1993	1993	3	100	1,024	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0021	BARN,FR AE	0	100	16	35	560.00	UT	7.00	7.00	100	1993	1993	3	100	3,920	
5	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	
6	0030	BARN,MT	0	100	0	0	1.00	UT	10,000.00	10,000.00	100	2025	2024		100	10,000	

LAND DESCRIPTION

TOTAL OB/XF 23,644

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	0102	C	SFR/MH	100		A-1	0.00	0.00	8.88	AC		1.00	1.00	1.00	9,500.00	9,500.00	84,360							

REVIEW DATE 05/13/2025 BY KS Total Acres: 8.88 Total Land Value: 84,360 Market: 0 Agricultural: 0 Common: 84,360 PRINTED 11/18/2025 BY SYS