THAT PART OF THE E 322.79 FT OF
OF THE S 708.72 FT OF NE1/4 OF S
& THAT PART OF SE1/4 OF SW1/4 N

HALL RANDAL V
P O BOX 2916
LAKE CITY, FL 32056

2026

24-4S-17-08728-007

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

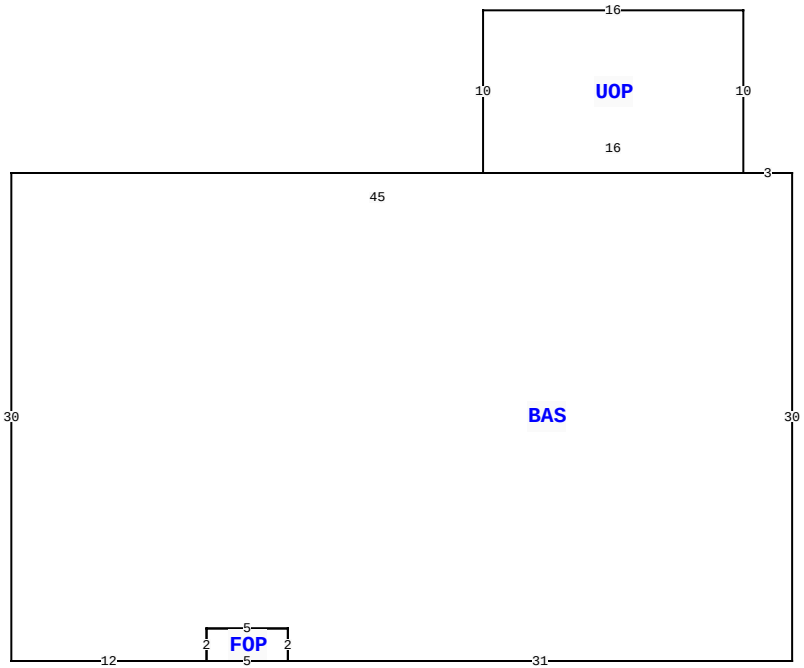
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	24417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,430	100		1,430	35,657
FOP	10	35		4	100
UOP	160	25		40	998
TOTALS	1,600			1,474	36,754

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0201	02	1,474	106.1100	99.74	147,017	2007	2007	0	0	30	45.00	25.00

2 MANUF 1 100% - 2023 Heated Area: 1430 HX Base Yr 2023



4501 SE COUNTY ROAD 252 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/29/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		36,754
TOTAL MARKET OB/XF VALUE		8,980
TOTAL LAND VALUE - MARKET		21,070
TOTAL MARKET VALUE		66,804
SOH/AGL Deduction		0
ASSESSED VALUE		66,804
TOTAL EXEMPTION VALUE	HX HB	41,804
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		66,804
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		71,215

SALE:2:1: ORDER AUTHORIZING SALE ORB 760-842
SALE:1:1: 1988 24 X 40 MH INCL IN SALE
XFOB:1:1: ON DEED SPRINGHILL ID#GAFLH34A08954SH &

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26336	M H	275	10/18/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1429/500	1/29/2021	QC	U	I	11	100
GRANTOR: BAUGH LINDA & JERRY A						
GRANTEE: HALL RANDAL V						
1104/2706	12/15/2006	QC	Q	I	01	100
GRANTOR: LINDA HALL BAUGH						
GRANTEE: LINDA & JERRY A BAU						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W3 UOP= N10 W16 S10 E16$ W45 S30 E12 FOP= E5 N2 W5 S2$ N2 E5 S2 E31 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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	1988	1988	3	100	300	
2	0070	CARPORT UF	0	100	18	20	360.00	UT	3.00	3.00	100	2005	2005	3	100	1,080	
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	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 8,980

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	3.01	AC		1.00	1.00	1.00	7,000.00	7,000.00	21,070							

REVIEW DATE 06/12/2017 BY BC Total Acres: 3.01 Total Land Value: 21,070 Market: 0 Agricultural: 0 Common: 21,070 PRINTED 11/19/2025 BY SYS