

COMM 25 FT E OF NW COR OF
SW1/4 OF SE1/4, RUN S 195.15
FT, E 316.38 FT FOR POB, RUN E

WILKINSON INDUSTRIES INC
P O BOX 2827
LAKE CITY, FL 32056

2026

27-3S-16-02330-001



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 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		06
NEIGHBORHOOD/LOC	27316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	26,146
TOTALS	924			924	26,146

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	0200	C	MBL HM	0		00	0.00	0.00	0.98	AC	

REVIEW DATE 03/28/2023 BY KS

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	02	924	117.9000	70.74	65,364	1983	1983	0	0	0	60.00	40.00	
5 MOBILE HME 0% - 0 Heated Area: 924 HX Base Yr													
14 66 14 66 BAS													

560 NW DIVIDER TER, LAKE CITY													
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE													

TOTAL OB/XF													
10,600													

Total Acres: 0.98 Total Land Value: 12,446 Market: 0 Agricultural: 0

COLUMBIA COUNTY PROPERTY													
PAGE 1 of 1 2													
VALUATION SUMMARY													
VALUATION BY STANDARD													
Tax Group: 2 Tax Dist:													
BUILDING MARKET VALUE 26,146													
TOTAL MARKET OB/XF VALUE 10,600													
TOTAL LAND VALUE - MARKET 12,446													
TOTAL MARKET VALUE 49,192													
SOH/AGL Deduction 1,731													
ASSESSED VALUE 47,461													
TOTAL EXEMPTION VALUE 0													
BASE TAXABLE VALUE 47,461													
TOTAL JUST VALUE 49,192													
NCON VALUE 0													
INCOME VALUE													
PREVIOUS YEAR MKT VALUE 49,192													
XFOB:2:1: TITAN MH													
BLDG:2:1: TITAN MH (GARCIA & BOIKE LIVES HERE)													
XFOB:1:1: TAYLOR MH/GAVE XTRA DEP FOR BOTH MH'S-PE													
BLDG:1:1: TAYLOR MH													
PERMIT NUM DESCRIPTION AMT ISSUED													
17767 M H 125 12/20/2000													
14060 M H 125 05/27/1998													
SALES DATA													
OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE													
1218/0234 7/18/2011 WD U I 30 100													
GRANTOR: CHARLES ERVIN WILDINS													
GRANTEE: WILKINSON INDUSTRIE													
1105/1489 12/01/2006 WD U I 07 30,000													
GRANTOR: JACK A & JANICE E AMB													
GRANTEE: CHARLES E & ROXANNA													

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS= W66 S14 E66 N14\$.													

Common: 12,446 PRINTED 11/18/2025 BY SYS