COMM W RW LINE OF I-75 & INTERS
87.40 FT, NW 610.27 FT FOR POB,
FT, S 437.16 FT, E 173.12 FT TO

JONES CASSANDRA LEA/DOE ASIA KEMIAH
209 NW WILTON WAY
LAKE CITY, FL 32055

2026

27-3S-16-02345-023

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

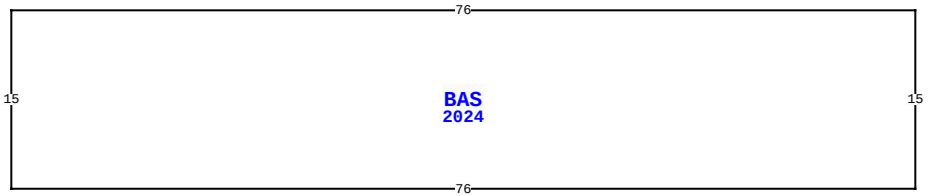
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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 06
NEIGHBORHOOD/LOC	27316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,140	100	2024	1,140	70,544
TOTALS	1,140			1,140	70,544

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,140	113.5000	106.69	121,627	2008	2008	0	0	0	42.00	58.00

1 MANUF 1 100% - 2025 Heated Area: 1140 HX Base Yr 2025



209 NW WILTON WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		70,544
TOTAL MARKET OB/XF VALUE		7,000
TOTAL LAND VALUE - MARKET		11,310
TOTAL MARKET VALUE		88,854
SOH/AGL Deduction		0
ASSESSED VALUE		88,854
TOTAL EXEMPTION VALUE	HX HB WX	55,722
BASE TAXABLE VALUE		33,132
TOTAL JUST VALUE		88,854
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		92,502

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048176	Mobile Home		10/12/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1514/1598	5/10/2024	WD	Q	I	01	113,900
GRANTOR: IRONWOOD HOMES OF LAK						
GRANTEE: JONES CASSANDRA LEA						
1511/1934	3/25/2024	QC	U	I	11	60,000
GRANTOR: RUIZ BRIAN JASON						
GRANTEE: IRONWOOD HOMES OF L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=11,17] E76 S15 W76 N15 $
.

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	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	2024	2023		100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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		00	0.00	0.00	0.87	AC		1.00	1.00	1.00	13,000.00	13,000.00	11,310							

REVIEW DATE 06/04/2024 BY TP Total Acres: 0.87 Total Land Value: 11,310 Market: 0 Agricultural: 0 Common: 11,310 PRINTED 10/03/2025 BY SYS