LOT 14 SHADY ACRES S/D.
ORB 718-528.

TOMLINSON MARVIN F/TOMLINSON SHELIA K
483 SW PRECISION LP
LAKE CITY, FL 32024

2026

27-4S-16-03216-014

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

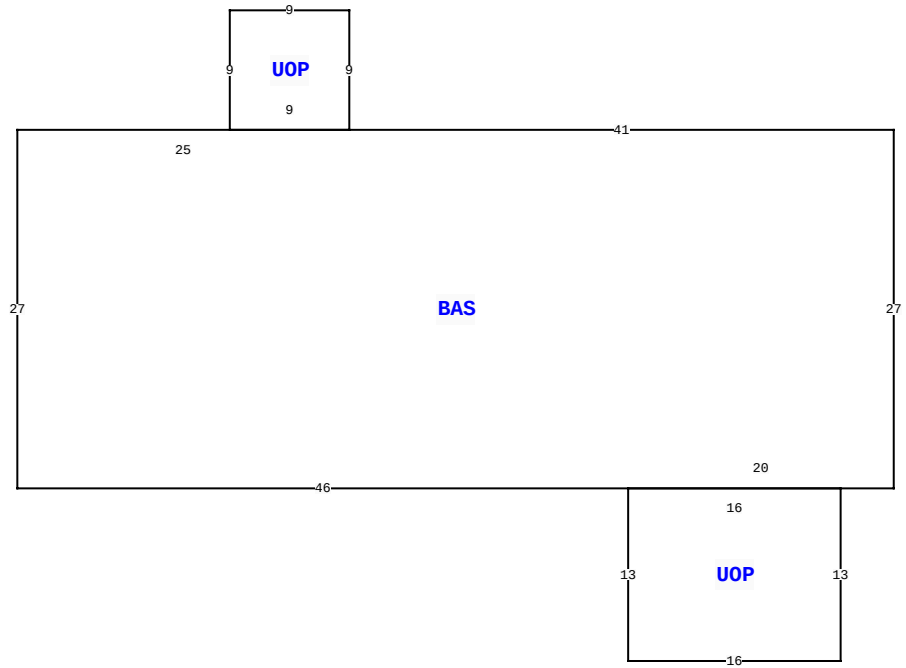
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	27416.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,782	100		1,782	49,140
UOP	81	25		20	552
UOP	208	25		52	1,434
TOTALS	2,071			1,854	51,126

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,854	114.9000	68.94	127,815	1990	1990	0	0	0	60.00	40.00

1 MOBILE HME 100% - 1997 Heated Area: 1782 HX Base Yr 1997



483 SW PRECISION LOOP, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		51,126
TOTAL MARKET OB/XF VALUE		7,300
TOTAL LAND VALUE - MARKET		23,000
TOTAL MARKET VALUE		81,426
SOH/AGL Deduction		43,311
ASSESSED VALUE		38,115
TOTAL EXEMPTION VALUE	HX HB WX	30,000
BASE TAXABLE VALUE		8,115
TOTAL JUST VALUE		81,426
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		81,426

BLDG:1:1: SKYL MH

LAND:1:1: 1.04 AC.

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0573/0477	9/01/1985	WD	Q	V		4,100

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W41 UOP= N9 W9 S9 E9$ W25 S27 E46 UOP= S13 E16 N13 W16$ E20 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	0296	SHED METAL	0	100	8	10	1.00	UT	500.00	500.00	50	1993	1993	3	50	250	
2	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	50	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,300

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	155.00	293.00	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000							

REVIEW DATE 07/17/2019 BY KR Total Acres: 1.04 Total Land Value: 23,000 Market: 0 Agricultural: 0 Common: 23,000 PRINTED 10/03/2025 BY SYS