LOT 2 SHADOW WOOD S/D UNIT 2

756-1532, 806-2110, 941-827, 966

SMITH JULIE
181 SE RIPLEY PL
LAKE CITY, FL 32024

2026

27-6S-17-09784-102

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

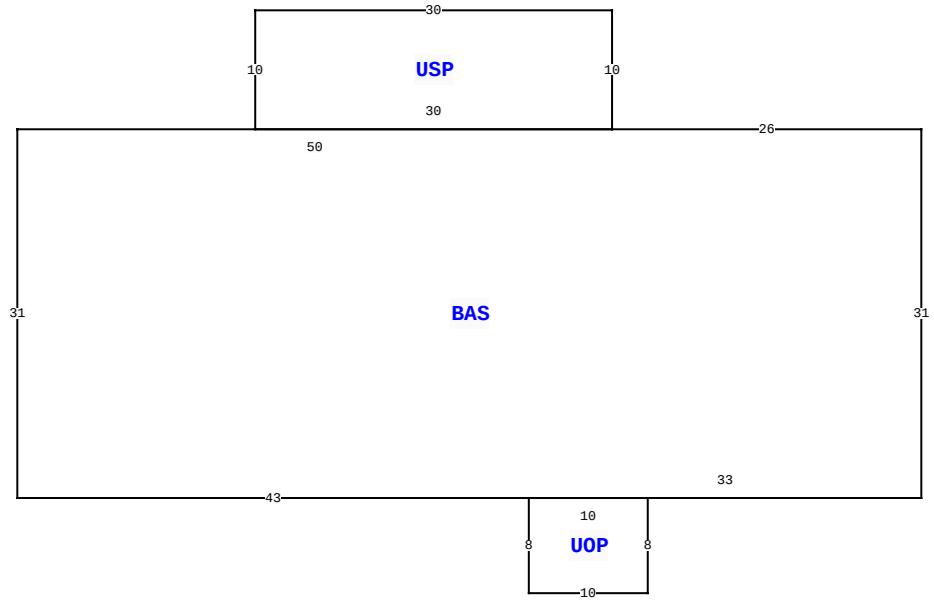
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	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	27617.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,356	100		2,356	143,613
UOP	80	25		20	1,219
USP	300	35		105	6,400
TOTALS	2,736			2,481	151,233

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,481	117.9000	110.83	274,969	1998	1998	0	0	0	45.00	55.00

2 MANUF 1 100% - 2022 Heated Area: 2356 HX Base Yr 2022



181 SE RIPLEY PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		151,233
TOTAL MARKET OB/XF VALUE		20,620
TOTAL LAND VALUE - MARKET		63,300
TOTAL MARKET VALUE		235,153
SOH/AGL Deduction		57,617
ASSESSED VALUE		177,536
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		126,814
TOTAL JUST VALUE		235,153
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		235,153

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20457	M H	125	02/26/2003
20023	M H	125	10/08/2002
9146	M H	125	12/07/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1449/451	9/28/2021	WD	Q	I	01	234,000
GRANTOR: COLWELL WILLIAM B						
GRANTEE: SMITH JULIE						
0966/1107	10/28/2002	WD	Q	I		31,500
GRANTOR: LENVIL H DICKS						
GRANTEE: WILLIAM B & LINDA C						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W26 W50 S31 E43 E33 N31 $
USP=[ORIG=-26,0] N10 W30 S10 E30 $
UOP=[ORIG=-33,31] S8 E10 N8 W10 $
.

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	12	20	240.00	UT	8.00	8.00	100	2004	2004	3	100	1,920	
2	0070	CARPORT UF	0	100	18	20	360.00	UT	5.00	5.00	50	2004	2004	3	50	900	
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	2013	2013	3	100	2,000	
5	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
7	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	
8	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
9	0255	MBL HOME S	0	100	0	0	1.00	UT	5,000.00	5,000.00	100	2022	2021		100	5,000	

LAND DESCRIPTION

TOTAL OB/XF 20,620

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	6.33	AC		1.00	1.00	1.00	10,000.00	10,000.00	63,300							

REVIEW DATE 06/10/2022 BY JB Total Acres: 6.33 Total Land Value: 63,300 Market: 0 Agricultural: 0 Common: 63,300 PRINTED 11/18/2025 BY SYS