LOT 16 SHADOW WOOD S/D UNIT 2.
756-1532, WD 803-2187, WD 1312-2

KELLY WILLIAM F/KELLY MARLA J
308 SE LOXLEY GLN
LAKE CITY, FL 32024

2026

27-6S-17-09784-116

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 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
Quality	05	05

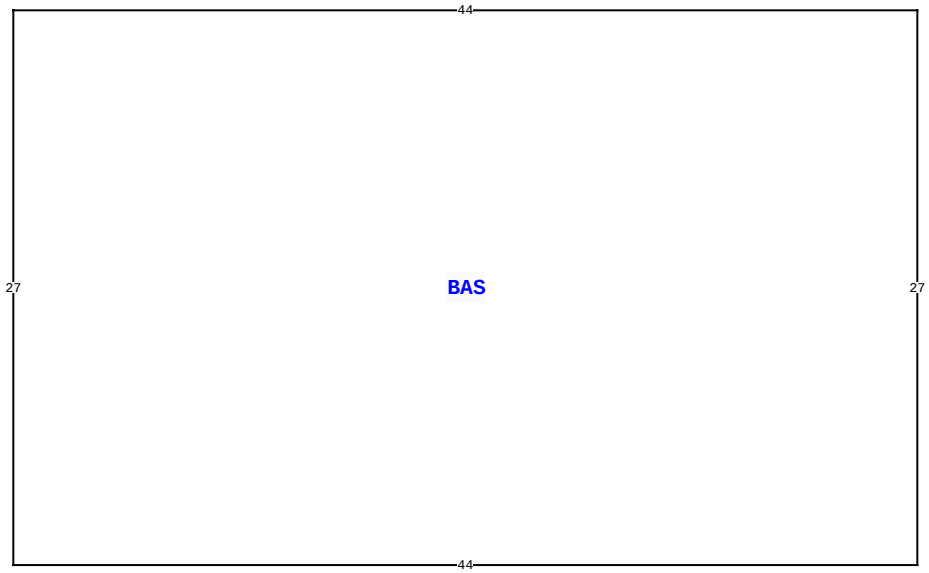
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 02
NEIGHBORHOOD/LOC 27617.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,188	100		1,188	77,591
TOTALS	1,188			1,188	77,591

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,188	113.9000	107.07	127,199	2010	2009	0	0	0	39.00	61.00

1 MANUF 1 100% - 2017 Heated Area: 1188 HX Base Yr 2017



308 SE LOXLEY GLN, 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		77,591
TOTAL MARKET OB/XF VALUE		20,100
TOTAL LAND VALUE - MARKET		50,500
TOTAL MARKET VALUE		148,191
SOH/AGL Deduction		49,162
ASSESSED VALUE		99,029
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		48,307
TOTAL JUST VALUE		148,191
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		153,279

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041695	Remodel	5,685	04/08/2021
28132	M H	653	10/08/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1544/128	7/07/2025	LE	U	I	14	100
GRANTOR: KELLY WILLIAM F						
GRANTEE: KELLY WILLIAM F (EN						
1312/0277	3/24/2016	WD	Q	I	01	93,500
GRANTOR: MARY P RYAN						
GRANTEE: WILLIAM F & MARLA J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 S27 E44 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	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,200	
2	0210	GARAGE U	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	10,000	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
5	0256	STATE IMPR	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,500	

LAND DESCRIPTION

TOTAL OB/XF 20,100

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	5.05	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,500							

REVIEW DATE 06/22/2021 BY JB Total Acres: 5.05 Total Land Value: 50,500 Market: 0 Agricultural: 0 Common: 50,500 PRINTED 11/19/2025 BY SYS