

LOT 13 BLOCK B PINE HILLS ADDITI
WD 1021-2570, DC 1428-1765, PB 1

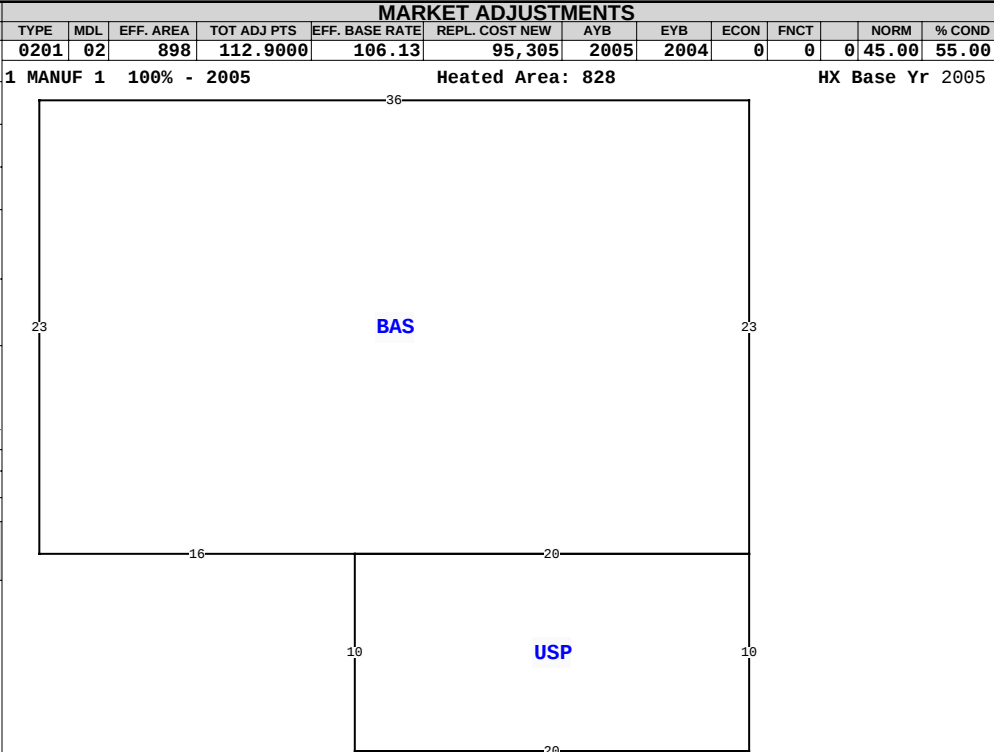
CANTINE MELISSA CROFT
183 NW REBEL PL
LAKE CITY, FL 32055

2026

28-2S-16-01772-063



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		2 100
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 03
NEIGHBORHOOD/LOC	28216.020 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	828	100
USP	200	35
TOTALS	1,028	898



COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		52,418	
TOTAL MARKET OB/XF VALUE		9,400	
TOTAL LAND VALUE - MARKET		14,000	
TOTAL MARKET VALUE		75,818	
SOH/AGL Deduction		30,764	
ASSESSED VALUE		45,054	
TOTAL EXEMPTION VALUE		25,000	
BASE TAXABLE VALUE		20,054	
TOTAL JUST VALUE		75,818	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		75,818	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22500	M H	447	11/15/2004
14781	M H	125	11/30/1998
10965	M H	125	04/02/1996

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1449/1977	10/12/2021	PB	U	I	18
GRANTOR: CLERK OF COURT (WILLI					
GRANTEE: CANTINE MELISSA CRO					
1021/2570	7/12/2004	WD	Q	V	
GRANTOR: LENVIL H DICKS					
GRANTEE: WILLIAM CANTINE & M					

EXTRA FEATURES														
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND
1	0070	CARPORT UF	0 100	18	20	360.00	UT	2.50	2.50	100	2008	2008	3	100
2	0120	CLFENCE 4	0 100	0	0	400.00	UT	7.50	7.50	50	2008	2008	3	50
3	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100

LAND DESCRIPTION										TOTAL OB/XF										9,400									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	1.00	LT		1.00	1.00	1.00	14,000.00	14,000.00	14,000												
REVIEW DATE		04/10/2023		BY		kellen		Total Acres: 1.00		Total Land Value: 14,000				Market: 0		Agricultural: 0		Common: 14,000		PRINTED 11/05/2025 BY SYS									