LOT 2 BLOCK C PINE HILLS ADDITIO
849-158, DC 1008-311, CT 1017-91

SCHENAVAR LINDA L/SCHENAVAR ROBERT P JR
146 NW REBEL PL
LAKE CITY, FL 32055

2026

28-2S-16-01772-082

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 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

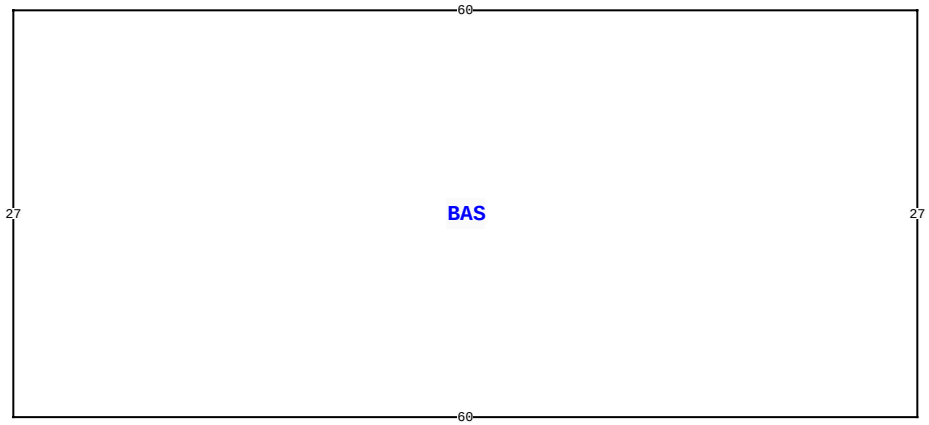
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	28216.020	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	97,743
TOTALS	1,620			1,620	97,743

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,620	116.7000	109.70	177,714	1998	1998	0	0	0	45.00	55.00

2 MANUF 1 100% - 2017 Heated Area: 1620 HX Base Yr 2017



146 NW REBEL PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		97,743
TOTAL MARKET OB/XF VALUE		11,160
TOTAL LAND VALUE - MARKET		16,000
TOTAL MARKET VALUE		124,903
SOH/AGL Deduction		69,410
ASSESSED VALUE		55,493
TOTAL EXEMPTION VALUE	HX HB	30,493
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		124,903
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		124,903

SALE:1:1: 1/2 UNDIV INT EACH JTWRS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052856	Roof Replacement	8,700	04/08/2025
38343	MAINT/ALTR	75	07/10/2019
33961	M H	375	04/14/2016
10972	PUMP/UTPOL	30	04/02/1996
10725	M H	125	02/08/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1086/0976	6/02/2006	WD	Q	I		34,700
GRANTOR:A LEONARD & JANICE M						
GRANTEE:LINDA L & ROBERT P						
1079/2102	3/22/2006	CT	Q	I	01	18,000
GRANTOR:CLERK OF COURTS						
GRANTEE:A LEONARD DICKS & J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S27 E60 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	80.00	UT	12.00	12.00	100	2008	2008	3	100	960	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	2,000	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2018	2018	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 11,160

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	1.00	LT		1.00	1.00	1.00	16,000.00	16,000.00	16,000							

REVIEW DATE 04/21/2025 BY chuck Total Acres: 1.11 Total Land Value: 16,000 Market: 0 Agricultural: 0 Common: 16,000 PRINTED 11/06/2025 BY SYS