COMM 396.18 FT E R/W MADELIENE S
FOR POB, CONT N 158.75 FT, E 344
FT, W 344.50 FT TO POB. (AKA PRC

HALL CORBIN WILLIAM III
175 NW MADELIENE TER
LAKE CITY, FL 32055

2026

28-3S-16-02366-017

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 90
Exterior Wall	31	VINYL SID 10
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		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	03	03

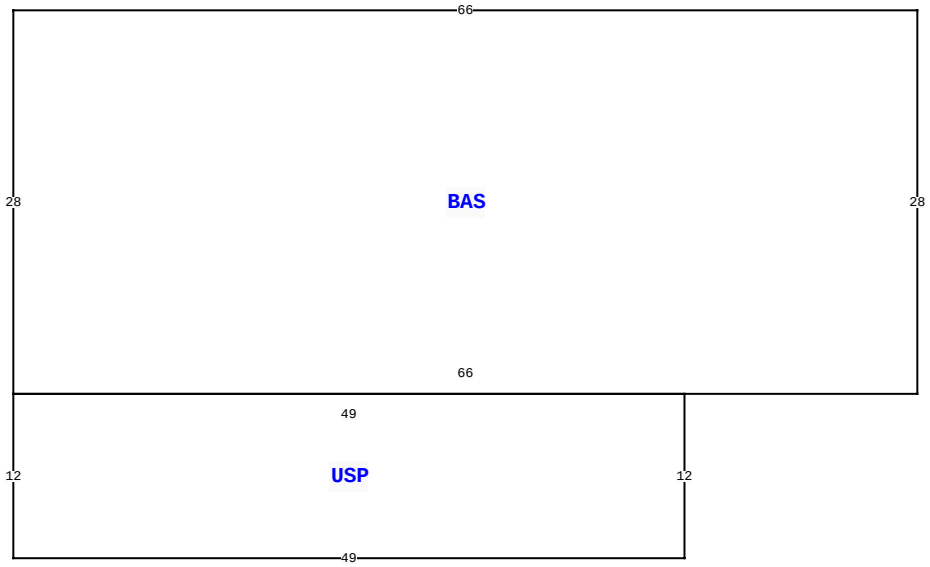
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	28316.040	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,848	100		1,848	45,269
USP	588	35		206	5,046
TOTALS	2,436			2,054	50,315

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,054	102.0600	61.24	125,787	1981	1981	0	0	0	60.00	40.00

2 MOBILE HME 100% - 2008 Heated Area: 1848 HX Base Yr 2008



175 NW MADELIENE TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2022 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		50,315
TOTAL MARKET OB/XF VALUE		14,600
TOTAL LAND VALUE - MARKET		16,380
TOTAL MARKET VALUE		81,295
SOH/AGL Deduction		37,394
ASSESSED VALUE		43,901
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		18,901
TOTAL JUST VALUE		81,295
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		81,295

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26065	M H	275	07/26/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0936/0313	9/27/2001	WD	Q	I	01	17,000
GRANTOR: JACK & JACKIE TAYLOR						
GRANTEE: CORBIN HALL III						
0935/0883	9/17/2001	CT	Q	I	03	100
GRANTOR: CLERK OF COURT						
GRANTEE: JACK & JACKIE TAYLO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W66 S28 E66 N28 $
USP=[ORIG=-66,28] S12 E49 N12 W49 $
.

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	0297	SHED CONCR	0	100	30	25	1.00	UT	0.00	0.00	100	1993	1993	3	100	4,800	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0296	SHED METAL	0	100	0	0	1.00	UT	300.00	300.00	100	2023	2022		100	300	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	1,500.00	1,500.00	100	2023	2022		100	1,500	
5	0081	DECKING WI	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2023	2022		100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 14,600

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		RSF/MH	0.00	0.00	1.26	AC		1.00	1.00	1.00	13,000.00	13,000.00	16,380							

REVIEW DATE 03/07/2023 BY KS Total Acres: 1.26 Total Land Value: 16,380 Market: 0 Agricultural: 0 Common: 16,380 PRINTED 11/20/2025 BY SYS