E1/2 OF E1/2 OF LOT 12 BAYA
SURVEY. ORB 294-430, 653-493
(DC JEFF BUIEY 913-724),

LUCAS WILLIE JAMES
170 NE VOSS RD
LAKE CITY, FL 31055

2026

28-3S-17-05676-000

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
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05

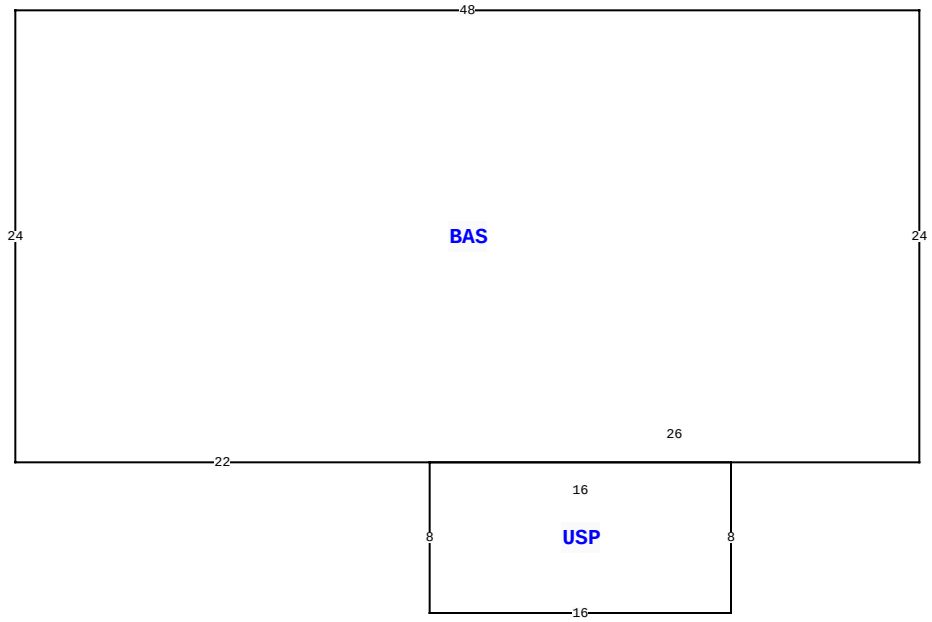
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	28317.020	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100		1,152	23,618
USP	128	35		45	923
TOTALS	1,280			1,197	24,541

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,197	113.9000	68.34	81,803	1995	1995	10	0	0	60.00	30.00

2 MOBILE HME 0% - 0 Heated Area: 1152 HX Base Yr



1203 NE COASTLINE ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	24,541
TOTAL MARKET OB/XF VALUE	150
TOTAL LAND VALUE - MARKET	1,188
TOTAL MARKET VALUE	25,879
SOH/AGL Deduction	5,607
ASSESSED VALUE	20,272
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	20,272
TOTAL JUST VALUE	25,879
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	25,879

SALE:1:1: NOT TYPICAL-UNKNOWN INVOLVED

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053436	Electrical Servic		06/23/2025
24411	M H	0	04/21/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1346/0253	10/16/2017	TD	U	I	18	10,800
GRANTOR: CLERK OF COURT (JEFF						
GRANTEE: WILLIE JAMES LUCAS						
0653/0493	5/24/1988	WD	U	I		25,000
GRANTOR: GREENE VALLIE &						
GRANTEE: BUIEY JEFF & HELEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S24 E22 USP= S8 E16 N8 W16$ E26 N24$.

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	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 150

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	0			0.00	0.00	9,500.00	SF		1.00	1.00	0.25	0.50	0.13	1,188							

REVIEW DATE 07/09/2025 BY tommy Total Acres: 0.22 Total Land Value: 1,188 Market: 0 Agricultural: 0 Common: 1,188 PRINTED 11/07/2025 BY SYS