COMM SW COR OF NW1/4, E 2275.34
E 210 FT, N 210 FT, W 210 FT, S

STAPLETON RICHARD GRADY
10351 NW 70TH ST
CHIEFLAND, FL 32626

2026

31-4S-16-03250-003

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	08	SHT VINYL 100
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	04	04

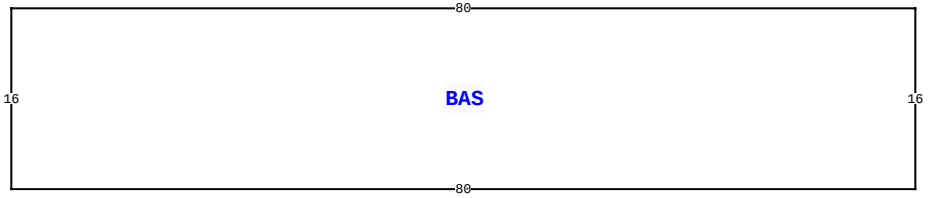
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 02
NEIGHBORHOOD/LOC 31416.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,280	100		1,280	71,041
TOTALS	1,280			1,280	71,041

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,280	107.3500	100.91	129,165	1997	1997	0	0	0	45.00	55.00

3 MANUF 1 0% - 0 Heated Area: 1280 HX Base Yr



294 SW BLACKBEAR GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	71,041
TOTAL MARKET OB/XF VALUE	11,000
TOTAL LAND VALUE - MARKET	14,140
TOTAL MARKET VALUE	96,181
SOH/AGL Deduction	23,088
ASSESSED VALUE	73,093
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	73,093
TOTAL JUST VALUE	96,181
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	96,181

XFOB:1:1: KINGS M H

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33848	M H	0	03/14/2016
12214	M H	125	02/28/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1319/1070	7/27/2016	WD	U	I	11	100
GRANTOR: SALE & CYNTHIA HOUSTO						
GRANTEE: RICHARD GRADY STAPL						
0792/0379	4/15/1994	QC	Q	I	01	0
GRANTOR: BOBBY SUE & JOHN GEIG						
GRANTEE: DALE & CYNTHIA HOUS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W80 S16 E80 N16$.

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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	1,000	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 11,000

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		A-1	0.00	0.00	1.01	AC		1.00	1.00	1.00	14,000.00	14,000.00	14,140							

REVIEW DATE 07/23/2019 BY KR Total Acres: 1.01 Total Land Value: 14,140 Market: 0 Agricultural: 0 Common: 14,140 PRINTED 10/03/2025 BY SYS