LOT 5 PARKWOOD ADDITION S/D.
WD 1125-2784, WD 1208-2756,

DAVID JAMES E
169 SW DUSK GLN
LAKE CITY, FL 32024-1548

2026

31-4S-18-10519-205

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

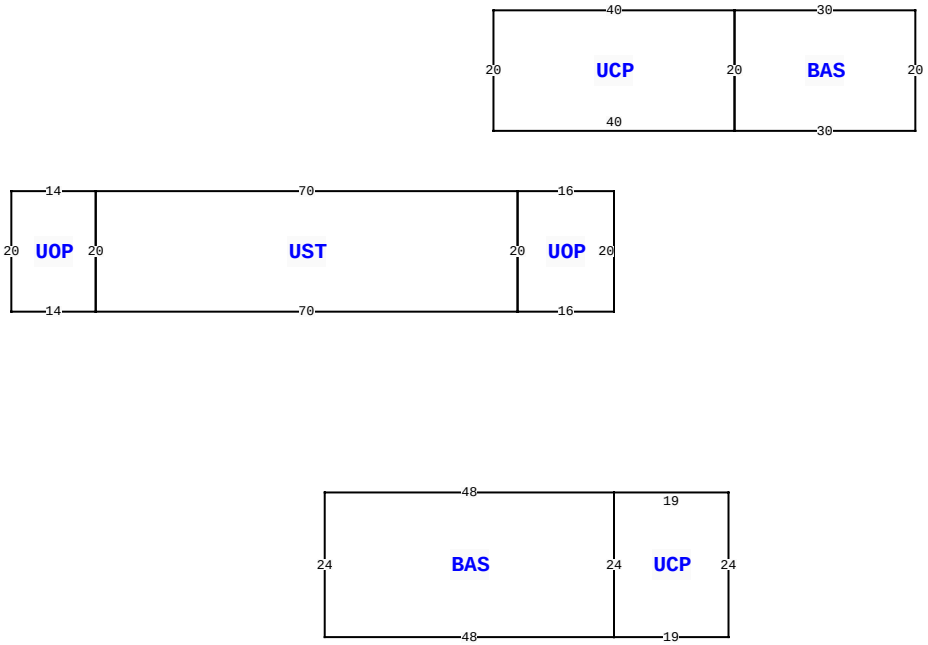
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	31418.03	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	600	100		600	20,883
BAS	1,152	100		1,152	40,096
UCP	456	20		91	3,168
UCP	800	20		160	5,569
UOP	280	25		70	2,437
UOP	320	25		80	2,785
UST	1,400	45		630	21,927
TOTALS	5,008			2,783	96,862

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0101	02	2,783	84.8880	69.61	193,725	1989	1989	0	0	10	40.00	50.00

1 SFR/MH CON 0% - 0 Heated Area: 1752 HX Base Yr



379 SE SMART CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/29/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	96,862
TOTAL MARKET OB/XF VALUE	12,560
TOTAL LAND VALUE - MARKET	15,000
TOTAL MARKET VALUE	124,422
SOH/AGL Deduction	7,053
ASSESSED VALUE	117,369
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	117,369
TOTAL JUST VALUE	124,422
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	124,422

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1208/2756	1/26/2011	WD	U	I	30	100
GRANTOR: JAMES & JENNIFER DAVI						
GRANTEE: JAMES DAVID						
1125/2784	7/23/2007	WD	Q	I	04	37,000
GRANTOR: LENVIL DICKS						
GRANTEE: JAMES & JENNIFER DA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S24 E48 UCP= E19 N24 W19 S24$ N24$ PTR= N30 UOP= N20 W16 UST= W70 UOP= W14 S20 E14 N20$ S20 E70 N20$ S20 E16$ S30$ PTR= N60 E20 BAS= E30 N20 W30 UCP= W40 S20 E40 N20$ S20 $ S60 W20$.

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	0040	BARN,POLE	0	0	18	24	432.00	UT	2.50	2.50	100	2005	2005	3	100	1,080	
2	0294	SHED WOOD/	0	0	10	12	120.00	UT	9.00	9.00	100	2005	2005	3	100	1,080	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
5	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,400	
6	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,000	
7	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	800	

LAND DESCRIPTION

TOTAL OB/XF 12,560

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	15,000							

REVIEW DATE 09/28/2015 BY DF Total Acres: 5.70 Total Land Value: 15,000 Market: 0 Agricultural: 0 Common: 15,000 PRINTED 10/07/2025 BY SYS