LOT 2 PINE HAVEN S/D.
ORB 803-1574, 961-2131,
962-2091. WD 1071-1682.

SHOOK MICHAEL
P O BOX 32
FT WHITE, FL 32038-0032

2026

31-5S-16-03744-102

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

BUILDING CHARACTERISTICS

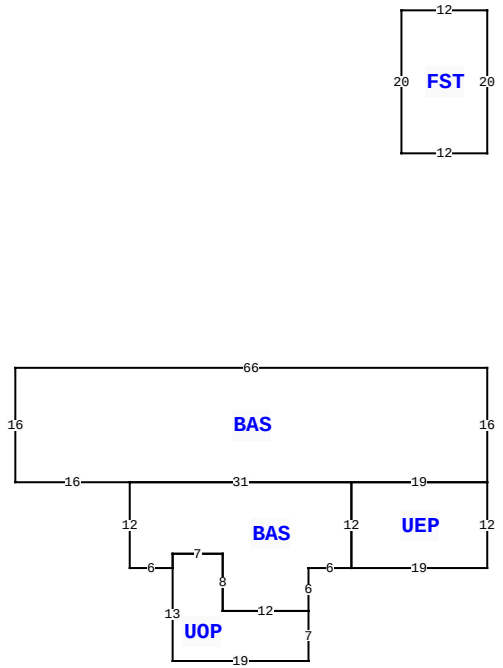
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	31	VINYL SID 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	31516.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	430	100		430	28,460
BAS	1,056	100		1,056	69,892
FST	240	55		132	8,737
UEP	228	70		160	10,590
UOP	189	25		47	3,111
TOTALS	2,143			1,825	120,789

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0101	02	1,825	117.4000	96.27	175,693	2000	2000	0	0	0	31.25	68.75

1 SFR/MH CON 100% - 2006 Heated Area: 1486 HX Base Yr 2006



207 SW GRAPE ST, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		120,789
TOTAL MARKET OB/XF VALUE		10,088
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		185,877
SOH/AGL Deduction		81,665
ASSESSED VALUE		104,212
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		53,490
TOTAL JUST VALUE		185,877
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		188,073

PRMT:3:1: M. SHOOK
PRMT:2:1: HART / WATERS
PRMT:1:1: FISCHER

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17800	M H	125	01/05/2001
16590	M H	125	02/10/2000
12282	M H	125	03/14/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1071/1682	8/31/2005	WD	Q	V	04	100
GRANTOR: SHIRLEY BENNETT						
GRANTEE: MICHAEL SHOOK						
0962/2091	1/04/2001	CD	U	V		25,000
GRANTOR: SHIRLEY BENNETT						
GRANTEE: MICHAEL SHOOK						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S16 E16 BAS= S12 E6 UOP= S13 E19 N7 W12 N8 W7 S2$ N2 E7 S8 E12 N6 E6 N12 W31$ E31 UEP= S12 E19 N12 W19$ E19 N16$ PTR= N30 FST= N20 W12 S20 E12$ S30$.

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	0021	BARN,FR AE	0	100	13	25	325.00	UT	13.00	13.00	50	2005	2005	3	50	2,113	
2	0040	BARN,POLE	0	100	10	25	250.00	UT	3.00	3.00	50	2008	2008	3	50	375	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	
5	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 10,088

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 11/20/2019 BY BC Total Acres: 5.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 11/21/2025 BY SYS