

(PART LOT 16 PINE ACRES UNREC).  
 OF SE1/4, RUN E 248.46 FT, N 60S  
 POB, CONT N 493.61 FT, SW 365.04

ROBINSON MARK ALLEN/HUPMAN JEFFREY L  
 836 SW CANTALOUPE ST  
 LAKE CITY, FL 32024

2026

31-5S-16-03744-326



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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	31516.030 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,860	100	
TOTALS	1,860		115,354

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MANUF	2	0%	- 2023	Heated Area: 1860			HX Base Yr			
BLD DATE		LGL DATE		05/13/2024	MLU						
XF DATE		LAND DATE									
INC DATE		AG DATE									

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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			115,354
TOTAL MARKET OB/XF VALUE			13,292
TOTAL LAND VALUE - MARKET			50,200
TOTAL MARKET VALUE			178,846
SOH/AGL Deduction			0
ASSESSED VALUE			178,846
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			178,846
TOTAL JUST VALUE			178,846
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			178,846

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045361	Roof Replacement	11,250	09/01/2022
24980	M H	293	09/18/2006
23905	M H	475	11/29/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1476/2384	9/27/2022	WD	Q	I	01	225,000
GRANTOR: CERBO CHRIS						
GRANTEE: ROBINSON MARK ALLEN						
1099/1231	10/12/2006	WD	Q	I	04	100
GRANTOR: SHIRLEY BENNETT						
GRANTEE: CHRIS & CHARLENE CE						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W60 S31 E60 N31\$.	

EXTRA FEATURES																
L N	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	16	16	256.00	UT	7.00	100	2006	2006	3	100	1,792	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	100	2006	2006	3	100	1,200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	100			3	100	7,000	
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00	100			3	100	3,000	
5	0081	DECKING WI	0	0	0	0	1.00	UT	0.00	100	2014	2014	3	100	300	

LAND DESCRIPTION															TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	5.02	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,200							