E1/2 OF SW1/4 OF NE1/4 OF NE1/4
RD R/W. (PARCEL #11).

BOWDEN MARY LOU/EVANS JOSHUA ANDREW
260 NW WEIGHTTY GLN
LAKE CITY, FL 32055

2026

32-2S-16-01812-015

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
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
Quality	05	05

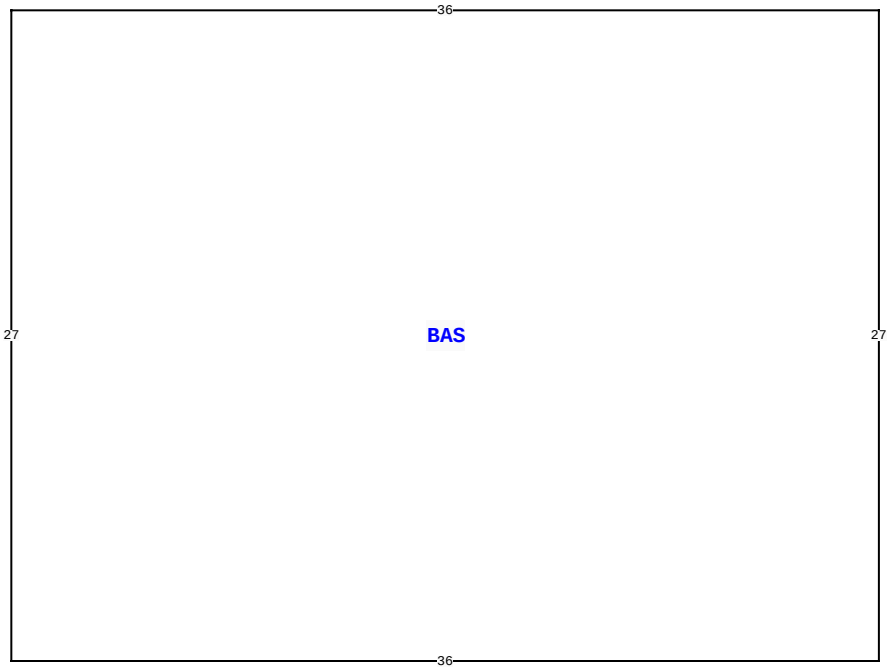
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	32216.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	972	100		972	53,519
TOTALS	972			972	53,519

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	972	106.5000	100.11	97,307	1982	1982	0	0	0	45.00	55.00

1 MANUF 1 100% - 2014 Heated Area: 972 HX Base Yr 2014



260 NW WEIGHTTY GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/15/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		53,519
TOTAL MARKET OB/XF VALUE		11,688
TOTAL LAND VALUE - MARKET		27,552
TOTAL MARKET VALUE		92,759
SOH/AGL Deduction		48,265
ASSESSED VALUE		44,494
TOTAL EXEMPTION VALUE	HX HB DX	30,000
BASE TAXABLE VALUE		14,494
TOTAL JUST VALUE		92,759
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		92,759

PERMIT NUM	DESCRIPTION	AMT	ISSUED
29238	M H	587	03/10/2011

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1355/1295	3/12/2018	QC	U	I	11	100
GRANTOR: MARY L BOWDEN						
GRANTEE: MARY L BOWDEN & JOS						
1323/0357	10/03/2016	QC	U	I	11	100
GRANTOR: RICHARD F DAVIS SR						
GRANTEE: MARY L BOWDEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W36 S27 E36 N27$.

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	0255	MBL HOME S	0	100	27	44	1,188.00	UT	1.00	1.00	100	2011	2011	3	100	1,188	
2	0294	SHED WOOD/	0	100	10	22	220.00	UT	10.00	10.00	100	2011	2011	3	100	2,200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	
6	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	800	

LAND DESCRIPTION

TOTAL OB/XF 11,688

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	4.92	AC		1.00	1.00	0.80	7,000.00	5,600.00	27,552							

REVIEW DATE 01/03/2023 BY JD Total Acres: 4.92 Total Land Value: 27,552 Market: 0 Agricultural: 0 Common: 27,552 PRINTED 11/18/2025 BY SYS