COMM NE COR OF SE1/4 OF SW1/4, R
W R/W US-441 FOR POB, CONT W 675
270.36 FT, E 220.97 FT, CONT E 1

DIXON BERNARD
131 NW ZACK JONES GLN
LAKE CITY, FL 32055

2025

32-2S-17-04825-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

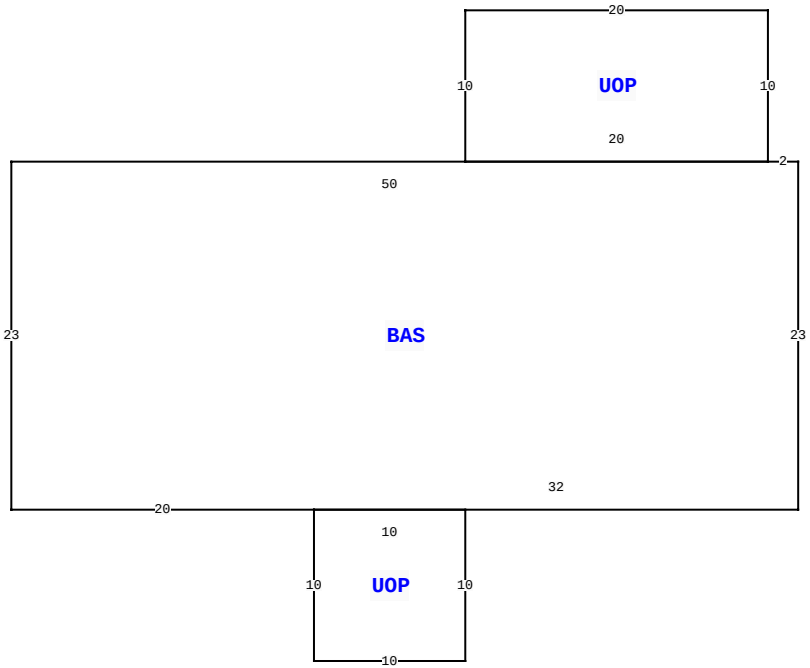
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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 03
NEIGHBORHOOD/LOC	32217.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,196	100		1,196	32,981
UOP	100	25		25	690
UOP	200	25		50	1,379
TOTALS	1,496			1,271	35,049

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,271	114.9000	68.94	87,623	1988	1988	0	0	0	60.00	40.00

1 MOBILE HME – 100% - 0 Heated Area: 1196 HX Base Yr



BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/17/2025 MLU
INC DATE		AG DATE	

131 NW ZACK JONES GLN, LAKE CITY

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		35,049
TOTAL MARKET OB/XF VALUE		8,300
TOTAL LAND VALUE - MARKET		11,815
TOTAL MARKET VALUE		55,164
SOH/AGL Deduction		26,808
ASSESSED VALUE		28,356
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		3,356
TOTAL JUST VALUE		55,164
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		46,561

XFOB:1:1: FOXW MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0724/0658	6/01/1990	WD	Q	V		4,000

GRANTOR: MARVIN SMITH
GRANTEE: BERNARD DIXON

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W2 UOP= N10 W20 S10 E20$ W50 S23 E20 UOP= S10 E10 N10 W10$ E32 N23$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	50	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 8,300

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	0102	C	SFR/MH	100		A-1	0.00	0.00	1.39	AC		1.00	1.00	1.00	8,500.00	8,500.00	11,815							

REVIEW DATE 08/06/2015 BY DF Total Acres: 1.39 Total Land Value: 11,815 Market: 0 Agricultural: 0 Common: 11,815 PRINTED 08/04/2025 BY SYS