

LOT 15 A C MILTON TRACT UNREC.  
COMM SE COR OF N1/2 OF S1/2 OF N  
2588.78 FT FOR POB, CONT W 448.4

WOOD JANIE  
140 SW STALLION GLN  
LAKE CITY, FL 32024

2026

32-5S-17-09475-115



| BUILDING CHARACTERISTICS |    |                |
|--------------------------|----|----------------|
| ELEMENT                  | CD | CONSTRUCTION   |
| Exterior Wall            | 31 | VINYL SID 100  |
| 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 | 32517.030 | 1.00/       |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|------|--------------|----------------------|
| BAS       | 2,356            | 100         |      | 2,356        | 66,665               |
| TOTALS    | 2,356            |             |      | 2,356        | 66,665               |

| EXTRA FEATURES |            |             |     |     |    |    |          |    |          |
|----------------|------------|-------------|-----|-----|----|----|----------|----|----------|
| L N            | OB/XF CODE | DESCRIPTION | BLD | CAP | L  | W  | UNITS    | UT | Adj R    |
| 1              | 0190       | FPLC PF     | 0   | 100 | 0  | 0  | 1.00     | UT | 1,200.00 |
| 2              | 0296       | SHED METAL  | 0   | 100 | 0  | 0  | 1.00     | UT | 300.00   |
| 3              | 9945       | Well/Sept   | 0   | 100 | 0  | 0  | 1.00     | UT | 7,000.00 |
| 4              | 0296       | SHED METAL  | 0   | 100 | 0  | 0  | 1.00     | UT | 300.00   |
| 5              | 0031       | BARN,MT AE  | 0   | 100 | 24 | 60 | 1,440.00 | UT | 11.00    |
| 6              | 0251       | LEAN TO W/  | 0   | 100 | 12 | 60 | 720.00   | UT | 3.50     |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS |
| 1                | 0200     | C   | MBL HM               | 100 |     | 00       | 0.00  | 0.00  | 1.00        |
| 2                | 0000     | C   | VAC RES              | 100 |     | A-1      | 0.00  | 0.00  | 9.02        |

| MARKET ADJUSTMENTS                                         |     |           |             |                |                |      |      |      |      |   |       |        |  |
|------------------------------------------------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|---|-------|--------|--|
| TYPE                                                       | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT |   | NORM  | % COND |  |
| 0800                                                       | 02  | 2,356     | 117.9000    | 70.74          | 166,663        | 2000 | 1999 | 0    | 0    | 0 | 60.00 | 40.00  |  |
| 2 MOBILE HME 100% - 2018 Heated Area: 2356 HX Base Yr 2018 |     |           |             |                |                |      |      |      |      |   |       |        |  |
| <div>31<div>76<div>BAS</div>76</div>31</div>               |     |           |             |                |                |      |      |      |      |   |       |        |  |
| 140 SW STALLION GLN, LAKE CITY                             |     |           |             |                |                |      |      |      |      |   |       |        |  |
| BLD DATE<br>XF DATE<br>INC DATE                            |     |           |             |                |                |      |      |      |      |   |       |        |  |
| LGL DATE<br>LAND DATE<br>AG DATE                           |     |           |             |                |                |      |      |      |      |   |       |        |  |
| 04/07/2025 MLU                                             |     |           |             |                |                |      |      |      |      |   |       |        |  |

| COLUMBIA COUNTY PROPERTY         |  |             |  |              |              |   |            |           |               |
|----------------------------------|--|-------------|--|--------------|--------------|---|------------|-----------|---------------|
| PAGE 1 of 1                      |  |             |  |              |              |   |            |           |               |
| VALUATION SUMMARY                |  |             |  |              |              |   |            |           |               |
| VALUATION BY                     |  |             |  |              | STANDARD     |   |            |           |               |
| Tax Group: 3                     |  |             |  |              | Tax Dist:    |   |            |           |               |
| BUILDING MARKET VALUE            |  |             |  |              | 66,665       |   |            |           |               |
| TOTAL MARKET OB/XF VALUE         |  |             |  |              | 26,860       |   |            |           |               |
| TOTAL LAND VALUE - MARKET        |  |             |  |              | 78,052       |   |            |           |               |
| TOTAL MARKET VALUE               |  |             |  |              | 171,577      |   |            |           |               |
| SOH/AGL Deduction                |  |             |  |              | 56,729       |   |            |           |               |
| ASSESSED VALUE                   |  |             |  |              | 114,848      |   |            |           |               |
| TOTAL EXEMPTION VALUE            |  |             |  |              | HX HB 50,722 |   |            |           |               |
| BASE TAXABLE VALUE               |  |             |  |              | 64,126       |   |            |           |               |
| TOTAL JUST VALUE                 |  |             |  |              | 171,577      |   |            |           |               |
| NCON VALUE                       |  |             |  |              | 0            |   |            |           |               |
| INCOME VALUE                     |  |             |  |              |              |   |            |           |               |
| PREVIOUS YEAR MKT VALUE          |  |             |  |              | 171,577      |   |            |           |               |
| LAND:4:1: 2 LOTS                 |  |             |  |              |              |   |            |           |               |
| BLDG:1:1: SKYL MH                |  |             |  |              |              |   |            |           |               |
| SALE:1:1: LOTS 15 & 16--20.04 AC |  |             |  |              |              |   |            |           |               |
|                                  |  |             |  |              |              |   |            |           |               |
| PERMIT NUM                       |  | DESCRIPTION |  |              | AMT          |   | ISSUED     |           |               |
| 36263                            |  | PUMP/UTPOL  |  |              | 50           |   | 01/30/2018 |           |               |
| 16087                            |  | M H         |  |              | 125          |   | 09/29/1999 |           |               |
|                                  |  |             |  |              |              |   |            |           |               |
|                                  |  |             |  |              |              |   |            |           |               |
|                                  |  |             |  |              |              |   |            |           |               |
|                                  |  |             |  |              |              |   |            |           |               |
| SALES DATA                       |  |             |  |              |              |   |            |           |               |
| OFF RECORD<br>Number             |  | DATE        |  | TYPE<br>INST | Q<br>U       | / | V<br>I     | RSN<br>CD | SALE<br>PRICE |
| 1303/0873                        |  | 10/23/2015  |  | WD           | U            |   | I          | 37        | 55,000        |
| GRANTOR:RAYMOND H PICKETT        |  |             |  |              |              |   |            |           |               |
| GRANTEE: JANIE WOOD              |  |             |  |              |              |   |            |           |               |
| 1302/1409                        |  | 9/22/2015   |  | WD           | U            |   | I          | 12        | 54,900        |
| GRANTOR:U S BANK TRUST NA        |  |             |  |              |              |   |            |           |               |
| GRANTEE:RAYMOND H PICKETT        |  |             |  |              |              |   |            |           |               |
| BUILDING NOTES                   |  |             |  |              |              |   |            |           |               |
|                                  |  |             |  |              |              |   |            |           |               |
| BUILDING DIMENSIONS              |  |             |  |              |              |   |            |           |               |
| BAS= W76 S31 E76 N31\$.          |  |             |  |              |              |   |            |           |               |

| TOTAL OB/XF                                                                          |          |     |                      |     |     |          |       |       |             |           |     |           |        |
|--------------------------------------------------------------------------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-----------|--------|
| 26,860                                                                               |          |     |                      |     |     |          |       |       |             |           |     |           |        |
| L N                                                                                  | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPHT FACT | % COND |
| 1                                                                                    | 0200     | C   | MBL HM               | 100 |     | 00       | 0.00  | 0.00  | 1.00        | AC        |     | 1.00      | 1.00   |
| 2                                                                                    | 0000     | C   | VAC RES              | 100 |     | A-1      | 0.00  | 0.00  | 9.02        | AC        |     | 1.00      | 1.00   |
| Total Acres: 10.02 Total Land Value: 78,052 Market: 0 Agricultural: 0 Common: 78,052 |          |     |                      |     |     |          |       |       |             |           |     |           |        |