COMM NE COR OF NW1/4, RUN S
888 FT TO C/L DEEP CREEK FOR
POB, CONT S 643.50 FT, W

HUGHES LISA M
12283 N US HWY 441
LAKE CITY, FL 32055

2026

33-1S-17-04629-007

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

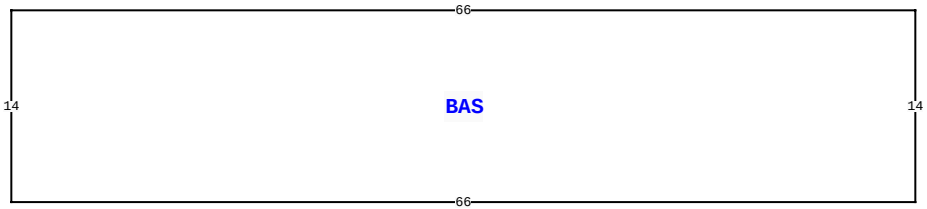
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1.5 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	33117.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	16,868
TOTALS	924			924	16,868

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	924	76.0590	45.64	42,171	1986	1986	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2003 Heated Area: 924 HX Base Yr 2003



VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		16,868
TOTAL MARKET OB/XF VALUE		9,800
TOTAL LAND VALUE - MARKET		30,240
TOTAL MARKET VALUE		56,908
SOH/AGL Deduction		26,884
ASSESSED VALUE		30,024
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		5,024
TOTAL JUST VALUE		56,908
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		56,908

LAND:1:1: CREEK RUNS THROUGH THIS

SALE:1:1: 5.40 ACRES

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0954/0325	5/21/2002	WD	Q	V		18,500
GRANTOR: IRIS HALL						
GRANTEE: LISA HUGHES (1986 S						
0725/0370	7/13/1990	WD	Q	V		5,000
GRANTOR: QUINCEY MILTON						
GRANTEE: IRIS HALL						

12283 N US HIGHWAY 441 , LAKE CITY

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

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	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	400	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,900	

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E66 N14$.

LAND DESCRIPTION

TOTAL OB/XF 9,800

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	5.40	AC		1.00	1.00	0.80	7,000.00	5,600.00	30,240							

REVIEW DATE 07/22/2015 BY DF Total Acres: 5.40 Total Land Value: 30,240 Market: 0 Agricultural: 0 Common: 30,240 PRINTED 10/07/2025 BY SYS