

S1/2 OF THE FOLLOWING DESC: BEG
OF SE1/4, RUN W 444.94 FT, S 979
FT, N 979.44 FT TO POB. EX 1 AC

RAULERSON RICHARD L/RAULERSON KAREN A
268 NE EVANSTON LN
LAKE CITY, FL 32055

2026

33-1S-17-04643-004



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		4 100
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		03
NEIGHBORHOOD/LOC	33117.00	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	ADJ UNIT PRICE	NOTES
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	500.00	500.00	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	
5	0030	BARN, MT	0	0	0	0	1.00	UT	0.00	0.00	
6	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	
7	0281	POOL R/FIB	0	100	12	26	312.00	UT	65.00	65.00	
8	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	
9	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100		A-1	0.00	0.00	4.00	AC	1.00

REVIEW DATE 07/22/2015 BY DF

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	2002	2002	0	0	0 60.00	40.00
1 MOBILE HME 100% - 2003 Heated Area: 2356 HX Base Yr 2003											
268 NE EVANSTON LN, LAKE CITY											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
										04/15/2025	MLU

TOTAL OB/XF											
30,271											

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30,271											

Total Acres: 4.00 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		66,665	
TOTAL MARKET OB/XF VALUE		30,271	
TOTAL LAND VALUE - MARKET		28,000	
TOTAL MARKET VALUE		124,936	
SOH/AGL Deduction		21,572	
ASSESSED VALUE		103,364	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		52,642	
TOTAL JUST VALUE		124,936	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		125,545	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21705	M H	357	04/07/2004

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1306/0906	1/06/2016	LE	U	I	30
GRANTOR: KAREN A RAULERSON					
GRANTEE: TREY BLUE RAULERSON					
0947/2737	2/25/2002	WD	Q	V	01
GRANTOR: RUALERSON'S & FEZUK'S					
GRANTEE: RAULERSON'S					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W76 S31 E76 N31\$.											

OTHER ADJUSTMENTS AND NOTES											

PRINTED 10/10/2025 BY SYS