

COMM NE COR OF SE1/4 OF SE1/4,
RUN S 489.72 FT TO POB, CONT
S 242 FT, W 180 FT, N 242 FT,

MILLER JANET L/JERREL JAMES M
270 NE EVANSTON LN
LAKE CITY, FL 32055

2026

33-1S-17-04643-005



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 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	138,741
TOTALS	2,356			2,356	138,741

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0	100	0	0		1.00	UT1,200.00	1,200.00	100
2	0080	DECKING	0	100	0	0		1.00	UT0.00	0.00	100

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	1.00	AC	1.00

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	2,356	113.9000	107.07	252,257	2004	2004	0	0	45.00	55.00
1 MANUF 1 100% - 2019 Heated Area: 2356 HX Base Yr 2019											
270 NE EVANSTON LN, LAKE CITY											

TOTAL OB/XF											
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1	0190	FPLC PF	0	100	0	0		1.00	UT1,200.00	1,200.00	100
2	0080	DECKING	0	100	0	0		1.00	UT0.00	0.00	100

TOTAL OB/XF											
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1	0190	FPLC PF	0	100	0	0		1.00	UT1,200.00	1,200.00	100
2	0080	DECKING	0	100	0	0		1.00	UT0.00	0.00	100

COLUMBIA COUNTY PROPERTY											
VALUATION SUMMARY											
3											
VALUATION BY											
STANDARD											
Tax Group: 3 Tax Dist:											
BUILDING MARKET VALUE 138,741											
TOTAL MARKET OB/XF VALUE 1,700											
TOTAL LAND VALUE - MARKET 9,500											
TOTAL MARKET VALUE 149,941											
SOH/AGL Deduction 57,863											
ASSESSED VALUE 92,078											
TOTAL EXEMPTION VALUE HX HB SX 92,078											
BASE TAXABLE VALUE 0											
TOTAL JUST VALUE 149,941											
NCON VALUE 0											
INCOME VALUE											
PREVIOUS YEAR MKT VALUE 149,941											
BLDG:1:4: 1354-923** GM											
SALES DATA											
OFF RECORD Number DATE TYPE INST Q U I V I RSN CD SALE PRICE											
1354/0923 2/16/2018 WD Q I 01 85,900											
GRANTOR: WAYNE T HUDSON JR											
GRANTEE: JANET L MILLER & JA											
1333/0005 3/08/2017 WD U I 18 33,000											
GRANTOR: WELLS FARGO BANK, NA											
GRANTEE: WAYNE T HUDSON JR											
BUILDING NOTES											
BUILDING DIMENSIONS											
BAS= W76 S31 E76 N31\$.											