LOT 8 BLOCK 6 MORNINGSIDE HEIGHT

561-281, 871-1572, 887-061, 903-

COLLINS WANDA
138 SE MARGARET DR
LAKE CITY, FL 32025

2025

33-3S-17-06421-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

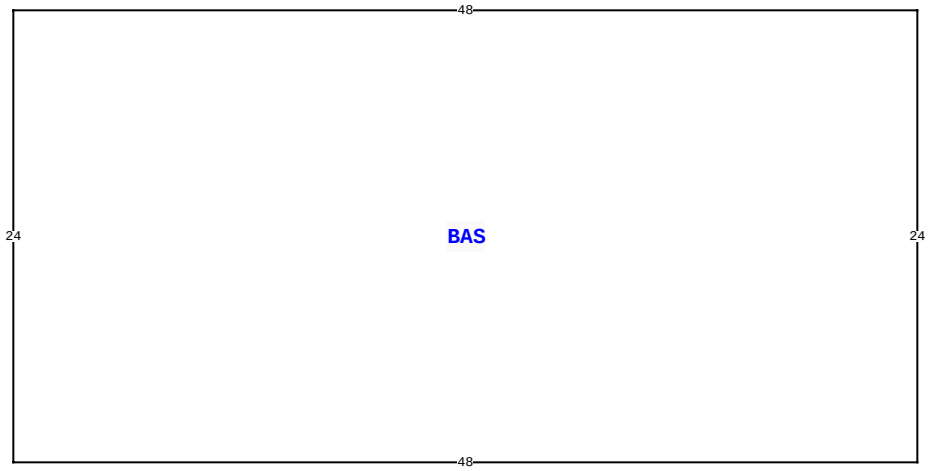
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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 07
NEIGHBORHOOD/LOC	33317.060	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100		1,152	56,480
TOTALS	1,152			1,152	56,480

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,152	115.9000	108.95	125,510	1983	2005	10	0	0	45.00	45.00

2 MANUF 1 100% - 2001 Heated Area: 1152 HX Base Yr 2001



138 SE MARGARET DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		56,480
TOTAL MARKET OB/XF VALUE		8,750
TOTAL LAND VALUE - MARKET		4,375
TOTAL MARKET VALUE		69,605
SOH/AGL Deduction		25,560
ASSESSED VALUE		44,045
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		19,045
TOTAL JUST VALUE		69,605
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		65,395

BLDG:2:2: MH COMPLETLY REMODELED

BLDG:1:1: ROCKET MH

XFOB:1:1: ROCKET MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15984	M H	125	08/31/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0903/1922	5/31/2000	WD	Q	I		54,000
GRANTOR: SUMMIT PROPERTIES						
GRANTEE: W COLLINS						
0887/0061	8/25/1999	WD	Q	V		6,500
GRANTOR: PIERCE						
GRANTEE: SUMMIT PROPERTIES						

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	1999	1999	3	100	1,200	
2	0297	SHED CONCR	0	100	0	0	1.00	UT	500.00	500.00	50	2003	2003	3	50	250	
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	200.00	200.00	50	2003	2003	3	50	100	
5	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S24 E48 N24$.

LAND DESCRIPTION

TOTAL OB/XF 8,750

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		RSF/MH	70.00	125.00	8,750.00	SF		1.00	1.00	1.00	0.50	0.50	4,375							

REVIEW DATE 01/04/2017 BY DF Total Acres: 0.20 Total Land Value: 4,375 Market: 0 Agricultural: 0 Common: 4,375 PRINTED 08/12/2025 BY SYS