

LOTS 4, 5, 6 & 7 BLOCK 9 MORNING
HEIGHTS S/D.

CHAKKOLA LLC
10881 CORY LAKE DR
TAMPA, FL 33647

2025

33-3S-17-06429-005



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY															
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 3																				
Exterior Wall	03	BELOW AVG. 100	0800	02	688	63.2880	37.97	26,123	1976	1976	10	0	0	60.00	30.00	VALUATION SUMMARY																			
Roof Structur	01	FLAT 100	1 MOBILE HME 0% - 0													Heated Area: 672 HX Base Yr																			
Roof Cover	01	MINIMUM 100	BAS UOP													VALUATION BY																			
Interior Wall	04	PLYWOOD 100														Tax Group: 2										Tax Dist:									
Interior Floo	14	CARPET 90														BUILDING MARKET VALUE										23,550									
Interior Floo	08	SHT VINYL 10														TOTAL MARKET OB/XF VALUE										13,750									
Air Condition	03	CENTRAL 100														TOTAL LAND VALUE - MARKET										13,177									
Heating Type	04	AIR DUCTED 100														TOTAL MARKET VALUE										50,477									
Bedrooms	2	100														SOH/AGL Deduction										7,308									
Bathrooms	1	100														ASSESSED VALUE										43,169									
Stories	1.	1. 100														TOTAL EXEMPTION VALUE										0									
Architectural	01	CONV 100														BASE TAXABLE VALUE										43,169									
Units	0	100	TOTAL JUST VALUE										50,477																						
Condition Adj	01	01 100	NCON VALUE										0																						
Kitchen Adjus	01	01 100	INCOME VALUE										PREVIOUS YEAR MKT VALUE																						
Quality															03	03	44,919																		
DOR CODE															0202MOBILE HOME/M HOME																				
MAP NUM															MKT AREA																				
NEIGHBORHOOD/LOC															33317.060 1.00/																				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																														
BAS	672	100		672	7,655																														
UOP	64	25		16	182																														
TOTALS															736		688	7,837																	
EXTRA FEATURES															1413 SE PUTNAM ST, LAKE CITY																				
L N	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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200																			
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100																			
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																			
4	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200																			
5	9947	Septic	0	0	0	0	2.00	UT	3,000.00	3,000.00	100			3	100	6,000																			
6	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	250																			
LAND DESCRIPTION															TOTAL OB/XF 13,750																				
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	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV											
1	0200	C	MBL HM	0		RSF/M	11.00	132.00	52,707.00	SF		1.00	1.00	0.50	0.50	0.25	13,177																		
REVIEW DATE 10/25/2018 BY DF Total Acres: 1.21 Total Land Value: 13,177 Market: 0 Agricultural: 0 Common: 13,177 PRINTED 08/15/2025 BY SYS																																			

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