

LOT 11 MAULDIN WOODLANDS S/D.
WD 1225-1227, WD 1384-1262, WD 1

HUMANES PAUL E/HUMANES SUSAN A
185 SW MADEWOOD DR
LAKE CITY, FL 32024

2025

33-4S-16-03265-111



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 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 01
NEIGHBORHOOD/LOC	33416.010 1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100	2025	960	104,316
TOTALS	960			960	104,316

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0202	02	960	112.0000	110.88	106,445	2024	2024	0	0	2.00	98.00
1 MANUF 2 - 50% - 2025 Heated Area: 960 HX Base Yr 2025											
BAS 2025											
185 SW MADEWOOD DR, LAKE CITY											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
04/07/2025 MLU											

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	9945	Well/Sept	0	50	0	0	1.00	UT	7,000.00	7,000.00	100	2025	2024		100	7,000	

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	50		00	0.00	0.00	1.00	LT	

TOTAL OB/XF										7,000	
LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA VAL
00	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		104,316	
TOTAL MARKET OB/XF VALUE		7,000	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		166,316	
SOH/AGL Deduction		11,035	
ASSESSED VALUE		155,281	
TOTAL EXEMPTION VALUE		57,123	
BASE TAXABLE VALUE		98,158	
TOTAL JUST VALUE		166,316	
NCON VALUE		111,316	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		50,000	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049119	Mobile Home		01/30/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1500/1799	10/12/2023	WD	Q	V	01	62,500
GRANTOR: ROCKABILLY FABRICATIO						
GRANTEE: HUMANES PAUL E						
1458/1930	1/24/2022	WD	Q	V	01	60,000
GRANTOR: HODGES MARILYN W TRUS						
GRANTEE: ROCKABILLY FABRICAT						

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2025;ORIG=-53,-19] E40 S24 W40 N24 \$											