LOT 6 SOUTH WIND S/D.
941-21, WD 1035-645, DC 1351-694

ANUEZ LUIS
422 NW ZACK DR
LAKE CITY, FL 32055

2026

33-5S-16-03751-206

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	33516.020 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

310 SW AMELIA CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	46,750
TOTAL MARKET VALUE	53,750
SOH/AGL Deduction	7,448
ASSESSED VALUE	46,302
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	46,302
TOTAL JUST VALUE	53,750
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	53,750

PERMIT NUM	DESCRIPTION	AMT	ISSUED
39911	M H	0	06/09/2020
19014	M H	125	12/06/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1353/0966	1/08/2018	WD	Q	V	01	11,400
GRANTOR: ANTONETTE T LAWSON						
GRANTEE: LUIS ANUEZ						
1035/0645	12/15/2004	WD	Q	V		52,100
GRANTOR: SUBRANDY LIMITED PART						
GRANTEE: LAWSON						

BUILDING NOTES

BUILDING DIMENSIONS

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	0.85	55,000.00	46,750.00	46,750							

REVIEW DATE 05/20/2021 BY JB Total Acres: 5.00 Total Land Value: 46,750 Market: 0 Agricultural: 0 Common: 46,750 PRINTED 11/17/2025 BY SYS