LOT 17 BLOCK A WEST LAKE CITY HI
LE 484-05, JOINS RE 2508-001,

MULLER RICHARD D/MULLER MARGARET
188 NW DIVIDER TER
LAKE CITY, FL 32055

2026

34-3S-16-02509-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

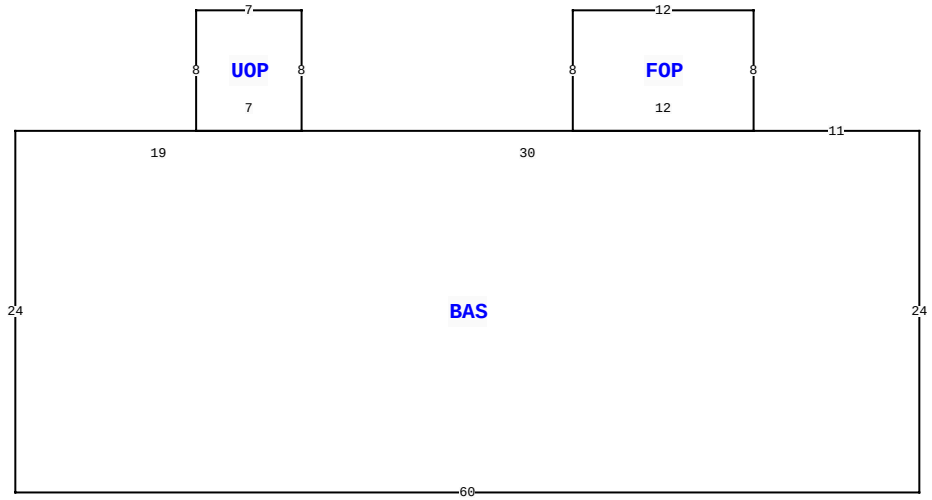
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	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		MKT AREA 06
NEIGHBORHOOD/LOC	34316.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,440	100		1,440	41,092
FOP	96	35		34	970
UOP	56	25		14	400
TOTALS	1,592			1,488	42,462

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,488	118.9000	71.34	106,154	1987	1987	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 1440 HX Base Yr



188 NW DIVIDER TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		42,462
TOTAL MARKET OB/XF VALUE		10,633
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		71,595
SOH/AGL Deduction		35,748
ASSESSED VALUE		35,847
TOTAL EXEMPTION VALUE	SX HX HB WX	35,847
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		71,595
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		71,595

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1231/2603	3/21/2012	WD	U	I	30	100

GRANTOR: MARGARET L MULLER RES

GRANTEE: BETTY ANN MULLER &

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W11 FOP= N8 W12 S8 E12$ W30 UOP= N8 W7 S8 E7$ W19 S24 E60 N24$.

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	0296	SHED METAL	0	100	10	25	1.00	UT	0.00	0.00	100	1993	1993	3	100	250	
2	0031	BARN,MT AE	0	100	20	30	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	12	54	648.00	UT	3.60	3.60	100	0	0	3	100	2,333	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 10,633

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	0102	C	SFR/MH	100		RSF/MH	129.00	315.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 05/31/2023 BY KS Total Acres: 0.93 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/19/2025 BY SYS