

COMM SW COR, N 1093.87 FT, E 390
FOR POB, W 150 FT, S 175 FT, E 1
TO POB. (AKA A PORTION OF LOT 26

HOPPER JESSE/HOPPER SHERRY
157 SW KESSLER GLN
LAKE CITY, FL 32024-4768

2026

34-4S-16-03274-026



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN 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	0200MOBILE HOME	
MAP NUM		01
NEIGHBORHOOD/LOC	34416.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,052	100		2,052	125,083
TOTALS	2,052			2,052	125,083

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0296	SHED METAL	0	100	0	0		1.00	UT 0.00
2	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0200	C	MBL HM	100		00	0.00	0.00	1.00

REVIEW DATE 07/23/2019 BY BC

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	2,052	117.9000	110.83	227,423	2001	2001	0	0	0	45.00	55.00	
1 MANUF 1 100% - 2018 Heated Area: 2052 HX Base Yr 2018													
27 BAS 76													
157 SW KESSLER GLN, LAKE CITY													
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/08/2025 MLU													

TOTAL OB/XF													
7,400													

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7,400													

Total Acres: 0.60 Total Land Value: 21,000 Market: 0 Agricultural: 0 Common: 21,000

COLUMBIA COUNTY PROPERTY									
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VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 3					Tax Dist:				
BUILDING MARKET VALUE					125,083				
TOTAL MARKET OB/XF VALUE					7,400				
TOTAL LAND VALUE - MARKET					21,000				
TOTAL MARKET VALUE					153,483				
SOH/AGL Deduction					84,615				
ASSESSED VALUE					68,868				
TOTAL EXEMPTION VALUE					HX HB 43,868				
BASE TAXABLE VALUE					25,000				
TOTAL JUST VALUE					153,483				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					153,483				
SALE:4:1: \$.55 STAMPS									
SALE:3:1: \$.55 STAMPS									
SALE:2:1: SALE SEEMS TOO LOW									