LOT 9 HOPEFUL CIRCLE S/D

787-621, WD 1095-145, CT 1152-20

NOLASCO LUIS M
368 SE SETH NETTLES
LAKE CITY, FL 32025

2026

35-4S-17-09030-109

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 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		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	04	04 100
Quality	05	05

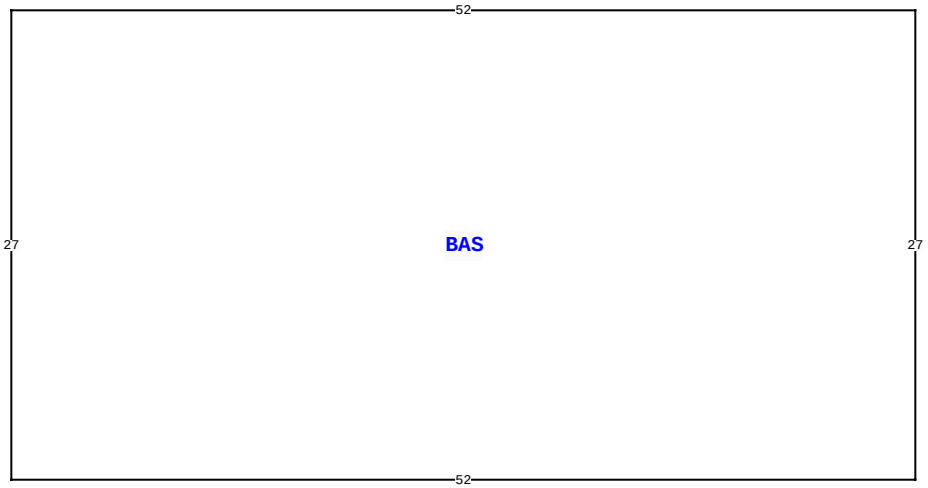
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	35417.010 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	142,200
TOTALS	1,404			1,404	142,200

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,404	125.2900	117.77	165,349	2009	2018	0	0	0	14.00	86.00

3 MANUF 1 0% - 2022 Heated Area: 1404 HX Base Yr



368 SE SETH NETTLES DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/22/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	142,200
TOTAL MARKET OB/XF VALUE	9,700
TOTAL LAND VALUE - MARKET	20,000
TOTAL MARKET VALUE	171,900
SOH/AGL Deduction	0
ASSESSED VALUE	171,900
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	171,900
TOTAL JUST VALUE	171,900
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	176,861

BLDG:2:1: SPRINGHILL MH

XFOB:1:1: SOUT MH

BLDG:1:1: SOUTH MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041804	Roof Replacement	6,580	04/27/2021
27675	M H	375	03/10/2009
11022	M H	125	04/12/1996
10017	PUMP/UTPOL	30	07/28/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1447/1434	9/15/2021	WD	Q	I	01	170,000
GRANTOR: BSK PROPERTIES LLC						
GRANTEE: NOLASCO LUIS M						
1371/0837	10/22/2018	WD	Q	I	01	69,900
GRANTOR: LAWRENCE F VULGAMOTT						
GRANTEE: BSK PROPERTIES LLC						

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	0294	SHED WOOD/	0	0	10	12	1.00	UT	0.00	0.00	100	1995	1995	3	100	500	
2	0294	SHED WOOD/	0	0	14	28	1.00	UT	0.00	0.00	100	1996	1996	3	100	1,500	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	
5	0060	CARPORT F	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S27 E52 N27$.

LAND DESCRIPTION

TOTAL OB/XF 9,700

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	0200	C	MBL HM	0		RSF/MH	0.00	0.00	1.00	AC		1.00	1.00	1.00	20,000.00	20,000.00	20,000							

REVIEW DATE 11/23/2021 BY CP Total Acres: 1.00 Total Land Value: 20,000 Market: 0 Agricultural: 0 Common: 20,000 PRINTED 10/03/2025 BY SYS