LOT 10 BLOCK B BRENT HEIGHTS S/D
746-1501, 778-053, 823-768, #97-

GEORGE PAUL R/GEORGE SUSAN H
169 SE STANFORD PL
LAKE CITY, FL 32025

2026

35-4S-17-09033-130

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

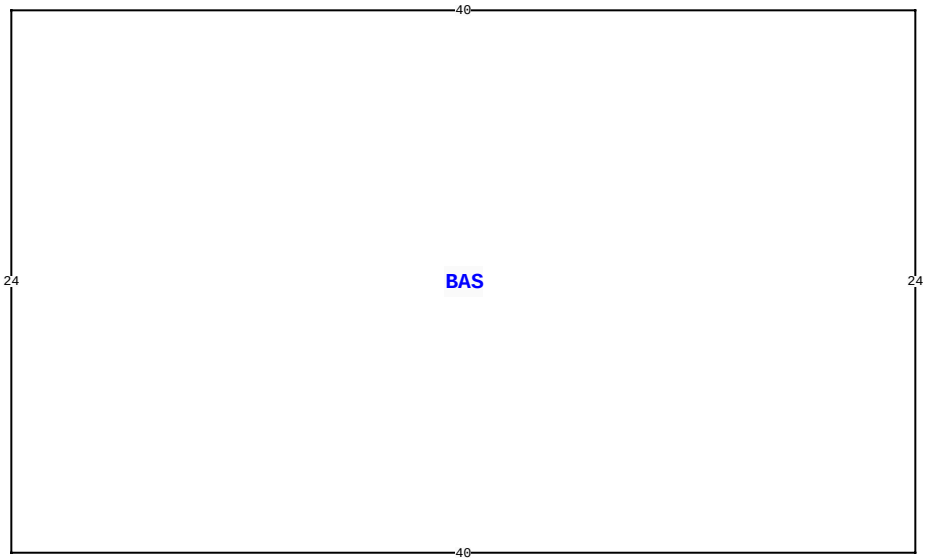
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	35417.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	56,533
TOTALS	960			960	56,533

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	960	113.9000	107.07	102,787	1999	1999	0	0	0	45.00	55.00

1 MANUF 1 100% - 2011 Heated Area: 960 HX Base Yr 2011



169 SE STANFORD PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/16/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		56,533
TOTAL MARKET OB/XF VALUE		5,250
TOTAL LAND VALUE - MARKET		13,500
TOTAL MARKET VALUE		75,283
SOH/AGL Deduction		35,226
ASSESSED VALUE		40,057
TOTAL EXEMPTION VALUE	HX HB SX	40,057
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		75,283
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		75,283

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15211	M H	125	03/15/1999
10493	M H	500,000,000	11/27/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1176/0093	6/23/2009	WD	Q	I	01	57,700
GRANTOR: CHRISTOPHER & TIFFANY						
GRANTEE: PAUL R & SUSAN H GE						
1033/1089	12/15/2004	WD	Q	I		40,500
GRANTOR: JIMMIE S FRANEY						
GRANTEE: CHRISTOPHER & TIFFA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S24 E40 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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	
5	0263	PRCH,USP	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	400	
6	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	
7	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	
8	0263	PRCH,USP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 5,250

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	100		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	13,500.00	13,500.00	13,500							

REVIEW DATE 07/11/2017 BY DF Total Acres: 0.53 Total Land Value: 13,500 Market: 0 Agricultural: 0 Common: 13,500 PRINTED 11/19/2025 BY SYS