

LOT 12 BLK B BRENT HEIGHTS S/D
746-1503, 778-049, 803-454, WD 8

LUCAS MICHAEL J/LUCAS AMANDA J
221 SE STANDFORD PL
LAKE CITY, FL 32025

2026

35-4S-17-09033-132



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	13	LAM/VNLPLK 50
Interior Floo	14	CARPET 50
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	1,800	100		1,800	130,326
TOTALS	1,800			1,800	130,326

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	0200	C	MBL HM	100		RSF/MH	0.00	0.00	1.00	LT	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	1,800	118.5000	111.39	200,502	2006	2010	0	0	0	35.00	65.00	
3 MANUF 1 100% - 2025 Heated Area: 1800 HX Base Yr 2025													
BAS													
BLD DATE XF DATE INC DATE													
LGL DATE LAND DATE AG DATE													
03/16/2022 MLU													

TOTAL OB/XF													
5,300													

COLUMBIA COUNTY PROPERTY													
PAGE 1 of 1 3													
VALUATION SUMMARY													
VALUATION BY STANDARD													
Tax Group: 3 Tax Dist:													
BUILDING MARKET VALUE 130,326													
TOTAL MARKET OB/XF VALUE 5,300													
TOTAL LAND VALUE - MARKET 13,500													
TOTAL MARKET VALUE 149,126													
SOH/AGL Deduction 0													
ASSESSED VALUE 149,126													
TOTAL EXEMPTION VALUE HX HB 50,722													
BASE TAXABLE VALUE 98,404													
TOTAL JUST VALUE 149,126													
NCON VALUE 0													
INCOME VALUE													
PREVIOUS YEAR MKT VALUE 155,141													
BLDG:1:1: GENL MH													
PERMIT NUM DESCRIPTION AMT ISSUED													
000043784 Roof Replacement 7,500 02/25/2022													
23974 M H 275 12/19/2005													
9537 M H 125 03/29/1995													
SALES DATA													
OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE													
1497/290 8/14/2023 WD Q I 01 186,900													
GRANTOR: LESCENSKI PAUL													
GRANTEE: LUCAS MICHAEL J													
1289/2552 2/11/2015 WD U I 12 45,000													
GRANTOR: FEDERAL NATIONAL MORT													
GRANTEE: PAUL & SUSAN LESCEN													
BUILDING NOTES													
BUILDING DIMENSIONS													
BAS= W60 S30 E60 N30\$.													