LOT 13 BLOCK C BRENT HEIGHTS S/D

746-1518, 778-055, 817-2136, WD

MCELROY HIRAM J/MCELROY MARY SHANNON
247 SE BRITT PL
LAKE CITY, FL 32025-7285

2026

35-4S-17-09033-153

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

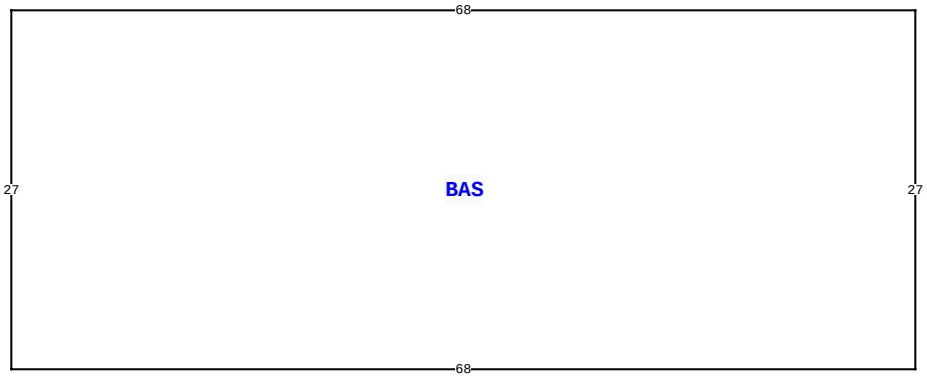
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	1,836	100		1,836	51,952
TOTALS	1,836			1,836	51,952

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,836	117.9000	70.74	129,879	1994	1994	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2006 Heated Area: 1836 HX Base Yr 2006



247 SE BRITT 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		51,952
TOTAL MARKET OB/XF VALUE		10,770
TOTAL LAND VALUE - MARKET		13,500
TOTAL MARKET VALUE		76,222
SOH/AGL Deduction		26,780
ASSESSED VALUE		49,442
TOTAL EXEMPTION VALUE	HX HB WR	30,000
BASE TAXABLE VALUE		19,442
TOTAL JUST VALUE		76,222
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		76,222

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30424	MAINT/ALTR	40	08/27/2012
8213	M H	125	03/20/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1518/2059	7/05/2024	QC	U	I	11	100
GRANTOR: MCELROY HIRAM J						
GRANTEE: MCELORY HIRAM J						
1041/1285	3/22/2005	WD	Q	I		65,000
GRANTOR: WILLIAM & KATHY DANIE						
GRANTEE: HIRAM J & LUCY S MC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W68 S27 E68 N27$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
2	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0060	CARPORT F	0	100	18	20	360.00	UT	5.00	5.00	50	2005	2005	3	50	900	
5	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	400	
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	500	
8	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	1,200	
9	0031	BARN,MT AE	0	100	18	20	360.00	UT	11.00	11.00	75	2017	2017	3	75	2,970	

LAND DESCRIPTION

TOTAL OB/XF 10,770

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 07/12/2107 BY DF Total Acres: 0.53 Total Land Value: 13,500 Market: 0 Agricultural: 0 Common: 13,500 PRINTED 11/20/2025 BY SYS