BEG SE COR OF NW1/4 OF SW1/4, W
N 583.12 FT, E 804.76 FT TO E LI
OF SW1/4, S 583.12 TO POB.

COBB BEVERLY SUE
230 SE COBB CT
LAKE CITY, FL 32025-9491

2026

35-5S-17-09518-003

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
Quality	05	05

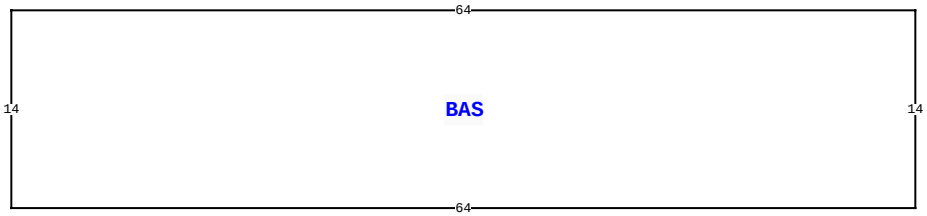
DOR CODE 5000 IMPROVED AG
MAP NUM | MKT AREA 02
NEIGHBORHOOD/LOC 35517.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	896	100		896	55,642
TOTALS	896			896	55,642

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	896	113.9000	107.07	95,935	2008	2008	0	0	0	42.00	58.00

1 MANUF 1 100% - 2016 Heated Area: 896 HX Base Yr 2016



VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		55,642
TOTAL MARKET OB/XF VALUE		9,200
TOTAL LAND VALUE - MARKET		102,220
TOTAL MARKET VALUE		78,685
SOH/AGL Deduction		33,493
ASSESSED VALUE		45,192
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		20,192
TOTAL JUST VALUE		167,062
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		169,940

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1291/1710	3/24/2015	QC	U	V	11	100

GRANTOR: L J COBB JR
GRANTEE: BEVERLY SUE COBB

271 SE COBB CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W64 S14 E64 N14$.

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	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,200	
4	0263	PRCH,USP	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 9,200

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	5500	A	TIMBER 2	0		A-1	0.00	0.00	9.76	AC		1.00	1.00	1.00	445.00	445.00	4,343							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.76	AC		1.00	1.00	1.00	9,500.00	9,500.00	92,720							
3	0200	C	MBL HM	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,500							

REVIEW DATE 04/09/2015 BY DF Total Acres: 10.76 Total Land Value: 13,843 Market: 92,720 Agricultural: 4,343 Common: 9,500 PRINTED 11/19/2025 BY SYS