LOT 4 DAVIS CROSSING S/D.
CWD 1102-633, CT 1186-841,

ALEXANDER CARRIE F
602 NE DAVIS AVE
LAKE CITY, FL 32055

2027

00-00-00-10840-104

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR 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		4 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0201	MODULAR HOME

MAP NUM | MKT AREA 07

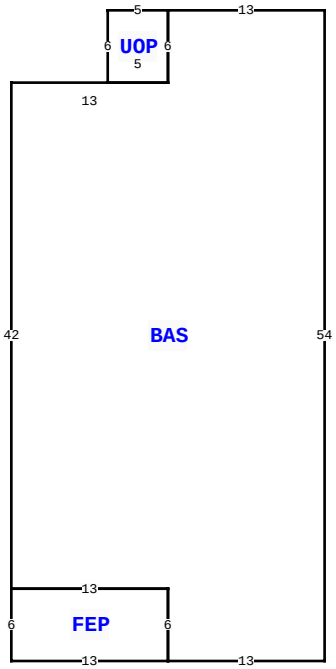
NEIGHBORHOOD/LOC 810317.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100		1,248	60,602
FEP	78	80		62	3,011
UOP	30	20		6	291
TOTALS	1,356			1,316	63,904

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0210	01	1,316	114.8000	107.91	142,010	2007	2007	10	0	0	45.00	45.00

1 MODULAR 1 100% - 2017 Heated Area: 1248 HX Base Yr 2017



602 NE DAVIS AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	700	
2	0030	BARN,MT	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		63,904
TOTAL MARKET OB/XF VALUE		1,900
TOTAL LAND VALUE - MARKET		5,108
TOTAL MARKET VALUE		70,912
SOH/AGL Deduction		6,759
ASSESSED VALUE		64,153
TOTAL EXEMPTION VALUE	HX HB	39,153
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		70,912
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		70,912

PERMIT NUM	DESCRIPTION	AMT	ISSUED
03966	SFR	200	10/17/2006
0845			

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1212/1325	3/31/2011	WD	Q	I	01	67,000
GRANTOR: LEANDOUS ROSIER						
GRANTEE: CARRIE F ALEXANDER						
1189/1285	2/19/2010	WD	U	I	12	15,000
GRANTOR: SUNTRUST MORTGAGE INC						
GRANTEE: LEANDOUS ROSIER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W13 S6 W13 S42 E13 S6 E13 N54 $
FEP=[ORIG=-26,48] S6 E13 N6 W13 $
UOP=[ORIG=-13,0] W5 S6 E5 N6 $
.

LAND DESCRIPTION

TOTAL OB/XF 1,900

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	0201	C	MOD HOME	100		*RSF-3	0.00	0.00	10,217.00	SF		1.00	1.00	1.00	0.50	0.50	5,108							

REVIEW DATE 10/28/2015 BY DF Total Acres: 0.23 Total Land Value: 5,108 Market: 0 Agricultural: 0 Common: 5,108 PRINTED 11/18/2026 BY SYS