NW DIV: E1/2 OF NE1/4 BLOCK 53.
317-560, WD 1105-1087, WD 1187-1

SHEPPARD EVA
154 NW SPARR LN
LAKE CITY, FL 32055

2027

00-00-00-11387-000

BUILDING CHARACTERISTICS

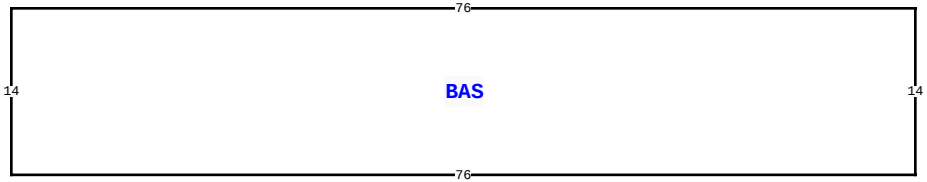
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	820317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,064	100		1,064	14,412
TOTALS	1,064			1,064	14,412

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,064	75.2490	45.15	48,040	1990	1990	10	0	0	60.00	30.00

1 MOBILE HME 0% - 2025 Heated Area: 1064 HX Base Yr



784 NW ALABAMA TER, 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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2015	2015	3	100	1,200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	14,412
TOTAL MARKET OB/XF VALUE	1,400
TOTAL LAND VALUE - MARKET	2,844
TOTAL MARKET VALUE	18,656
SOH/AGL Deduction	0
ASSESSED VALUE	18,656
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	18,656
TOTAL JUST VALUE	18,656
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	18,656

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1942	ADDN SFR	54	11/05/2010
00096	M H	0	03/20/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1485/126	2/21/2023	WD	U	I	11	100
GRANTOR: REED GWENDOLYN						
GRANTEE: REED GWENDOLYN						
1450/2515	10/25/2021	QC	U	I	11	100
GRANTOR: FLORIDA TAX LIEN ASSE						
GRANTEE: REED GWENDOLYN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S14 E76 N14$.

LAND DESCRIPTION

TOTAL OB/XF 1,400

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	0			0.00	0.00	5,688.00	SF		1.00	1.00	1.00	0.50	0.50	2,844							

REVIEW DATE 11/06/2015 BY DF Total Acres: 0.13 Total Land Value: 2,844 Market: 0 Agricultural: 0 Common: 2,844 PRINTED 11/17/2026 BY SYS