

LOT 5 UNIT 1 CARTER ACRES S/D.
WD 1396-1929, LE 1538-2733, DC 1

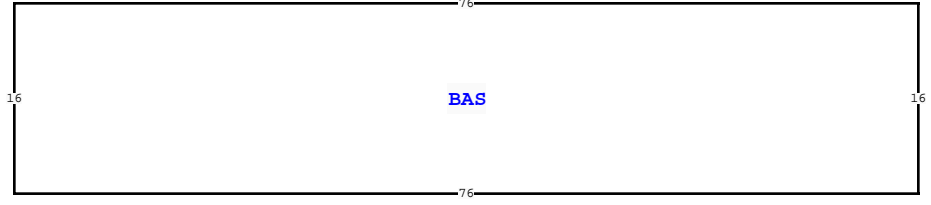
GOOLEY DANIEL VALENTINE/ROBINSON-GOOLEY DAWN ROBIN
57 GUANAHANI TRL
SAINT AUGUSTINE, FL 32080

2026

01-3S-16-01910-005
01-3S-16-01910-005

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	02	WALL BD/WD	100
Interior Floor	13	LAM/VNLPLK	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Condition Adj	02	02	100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	01	1,216	91.8000	55.08	66,977	1997	1997	0	0	60.00	40.00		
1 MOBILE HME 0% - 2026 Heated Area: 1216 HX Base Yr													



Quality	05	05
DOR CODE	0200 MOBILE HOME	
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	1316.0100 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,216	100
TOTALS	1,216	26,791

470 NW DICKS ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026
INC DATE		AG DATE	MLU

EXTRA FEATURES														
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q
1	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3
2	0261	PRCH, UOP	0	0	0	0	1.00	UT	400.00	400.00	100	2022	2021	100
3	0081	DECKING WI	0	0	0	0	1.00	UT	400.00	400.00	100	2022	2021	100

TOTAL OB/XF 7,800

LAND DESCRIPTION														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ
1	0200	C	MBL HM	0		RSF/MH	0.00	0.00	3.23	AC		1.00	1.00	1.00

UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
10,000.00	10,000.00	32,300							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			26,791
TOTAL MARKET OB/XF VALUE			7,800
TOTAL LAND VALUE - MARKET			32,300
TOTAL MARKET VALUE			66,891
SOH/AGL Deduction			0
ASSESSED VALUE			66,891
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			66,891
TOTAL JUST VALUE			66,891
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			96,149

PERMIT NUM	DESCRIPTION	AMT	ISSUED
39146	M H	0	01/13/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1554/1803	11/25/2025	WD	Q	I	01	70,000
GRANTOR: DUPREE DEREK RYAN						
GRANTEE: GOOLEY DANIEL VALEN						
1538/2733	4/22/2025	LE	U	I	14	100
GRANTOR: DUPREE SANDRA L						
GRANTEE: DUPREE SANDRA L (EN						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W76 S16 E76 N16\$.