LOT 14 UNIT 2 CARTER ACRES S/D

473-651, 966-1055, WD 1059-1169,

COWART DIANE
173 NW ORBISON ROAD
LAKE CITY, FL 32025

2027

01-3S-16-01910-046

BUILDING CHARACTERISTICS

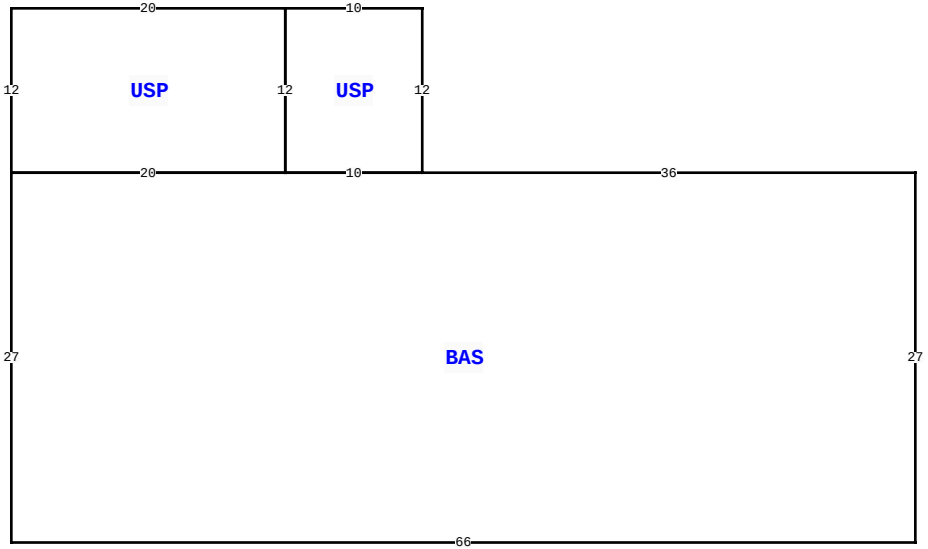
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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 03
NEIGHBORHOOD/LOC	1316.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,782	100		1,782	107,105
USP	120	35		42	2,525
USP	240	35		84	5,049
TOTALS	2,142			1,908	114,678

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,908	117.5000	109.28	208,506	1996	1995	0	0	0	45.00	55.00

1 MANUF 1 0% - 0 Heated Area: 1782 HX Base Yr



171 NW ORBISON DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/11/2026 MLU
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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1996	1996	3	100	1,200	
2	0070	CARPORT UF	0	0	18	20	360.00	UT	2.00	2.00	100	2009	2009	3	100	720	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
5	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
6	0060	CARPORT F	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	114,678
TOTAL MARKET OB/XF VALUE	12,520
TOTAL LAND VALUE - MARKET	36,090
TOTAL MARKET VALUE	163,288
SOH/AGL Deduction	11,625
ASSESSED VALUE	151,663
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	151,663
TOTAL JUST VALUE	163,288
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	164,516

PRCL:0:10: MOST LIKELY VEHICLE REG.EXPLAINED IT HA

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34055	M H	517	05/13/2016
10483	M H	125	11/21/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1308/0123	1/19/2016	WD	Q	I	01	78,000
GRANTOR: ROBERT W JAMIESON						
GRANTEE: DIANE COWART						
1308/0122	1/04/2016	WD	U	I	30	100
GRANTOR: BARBARA ANN JAMIESON						
GRANTEE: ROBERT W JAMIESON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W36 USP= N12 W10 S12 E10$ W10 USP= N12 W20 S12 E20$ W20 S27 E66 N27$.

LAND DESCRIPTION

TOTAL OB/XF 12,520

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	0102	C	SFR/MH	0		RSF/MH	0.00	0.00	4.01	AC		1.00	1.00	1.00	9,000.00	9,000.00	36,090							

REVIEW DATE 05/04/2023 BY JB Total Acres: 4.01 Total Land Value: 36,090 Market: 0 Agricultural: 0 Common: 36,090 PRINTED 11/16/2026 BY SYS