E1/2 OF S1/2 OF S1/2 OF NE1/4 OF
AC FOR ADDT'L RD R/W DESC IN WD

PATRICK MIKEL/MICKEL AMBER
107 SW MELODY GLN
LAKE CITY, FL 32024

2027

01-4S-15-00320-004

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
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
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 01

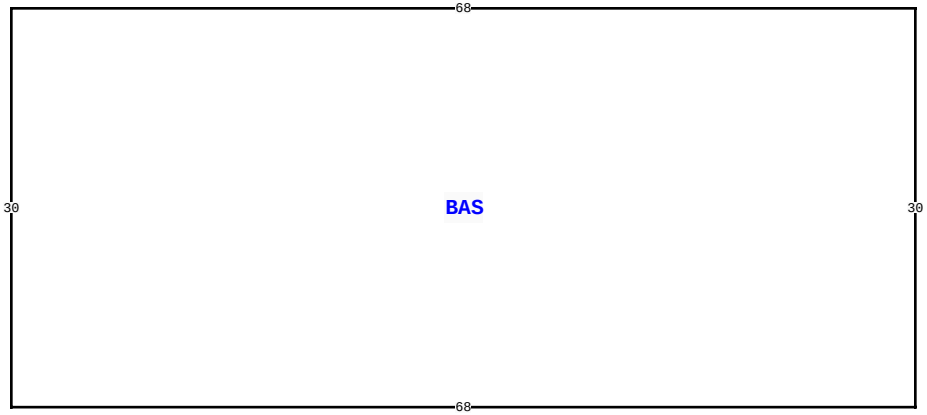
NEIGHBORHOOD/LOC 1415.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,040	100		2,040	127,099
TOTALS	2,040			2,040	127,099

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,040	115.5000	107.42	219,137	2008	2008	0	0	0	42.00	58.00

2 MANUF 1 100% - 2025 Heated Area: 2040 HX Base Yr 2025



107 SW MELODY GLN, LAKE CITY

BLD DATE		LGL DATE	04/22/2026 MLU
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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	100	
2	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	50	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	200.00	200.00	100	2021	2021		100	200	
5	0081	DECKING WI	0	100	0	0	1.00	UT	600.00	600.00	100	2024	2023		100	600	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		127,099
TOTAL MARKET OB/XF VALUE		7,950
TOTAL LAND VALUE - MARKET		59,160
TOTAL MARKET VALUE		194,209
SOH/AGL Deduction		0
ASSESSED VALUE		194,209
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		142,798
TOTAL JUST VALUE		194,209
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		195,570

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050961	Roof Replacement	10,875	10/03/2024
7735	M H	100	11/01/1993
7492	M H	25	08/17/1993
41114	M H		

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1538/2711	4/29/2025	WD	U	I	11	100
GRANTOR: PATRICK MIKEL AKA MIK						
GRANTEE: PATRICK MIKEL						
1427/25	12/21/2020	WD	Q	I	03	30,000
GRANTOR: BUTTS APRIL &						
GRANTEE: PATRICK MIKE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=16,12] E68 S30 W68 N30 $
.

LAND DESCRIPTION

TOTAL OB/XF 7,950

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	100		A-1	0.00	0.00	4.93	AC		1.00	1.00	1.00	12,000.00	12,000.00	59,160							

REVIEW DATE 10/21/2024 BY JS Total Acres: 4.93 Total Land Value: 59,160 Market: 0 Agricultural: 0 Common: 59,160 PRINTED 11/17/2026 BY SYS