LOT 26 CARTER ACRES S/D UNIT 1.
847-1809, WD 1148-616, WD 1251-1

SANDERS MARCUS/SANDERS SARIAH
188 NW NATASHA GLN
LAKE CITY, FL 32055-8200

2027

02-3S-16-01910-027

BUILDING CHARACTERISTICS

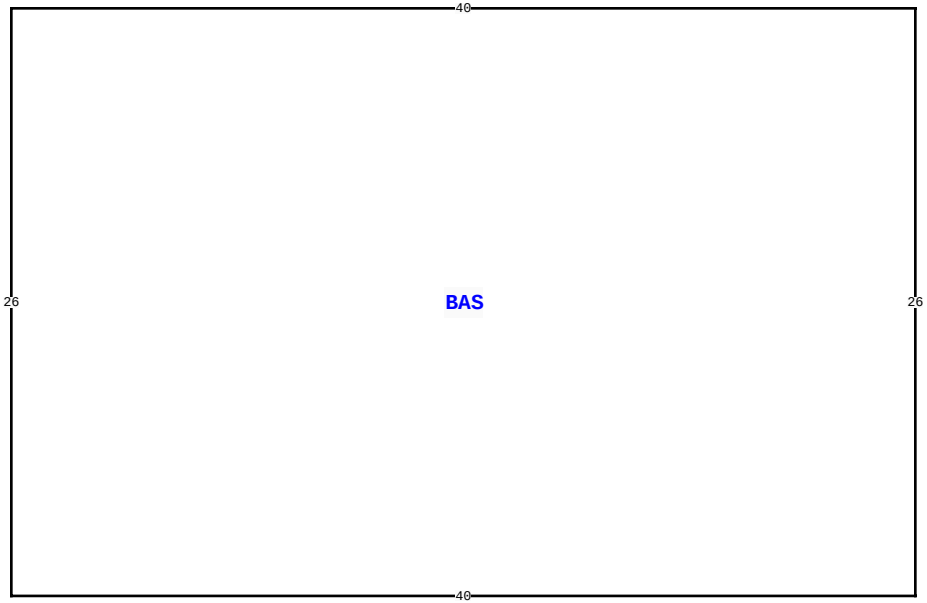
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
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	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,040	100		1,040	81,524
TOTALS	1,040			1,040	81,524

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,040	113.9000	105.93	110,167	2014	2013	0	0	0	26.00	74.00

1 MANUF 1 100% - 2014 Heated Area: 1040 HX Base Yr 2014



188 NW NATASHA GLN, LAKE CITY

BLD DATE		LGL DATE	05/19/2026 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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		81,524
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		18,927
TOTAL MARKET VALUE		100,451
SOH/AGL Deduction		48,330
ASSESSED VALUE		52,121
TOTAL EXEMPTION VALUE	HX HB	27,121
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		100,451
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		101,328

LAND:1:1: PARTLY LOW & WET

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31467	M H	404	09/23/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1251/1867	3/18/2013	WD	Q	V	03	12,000
GRANTOR: YVONNE C GRIFFIN						
GRANTEE: MARCUS & SARIAH SAN						
1148/0616	3/31/2008	WD	Q	V	03	100
GRANTOR: HUNTER						
GRANTEE: YVONNE C GRIFFIN (F						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S26 E40 N26$.

LAND DESCRIPTION

TOTAL OB/XF 0

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		RSF/MH	0.00	0.00	7.01	AC		1.00	1.00	0.30	9,000.00	2,700.00	18,927							

REVIEW DATE 05/04/2023 BY JB Total Acres: 7.01 Total Land Value: 18,927 Market: 0 Agricultural: 0 Common: 18,927 PRINTED 11/17/2026 BY SYS