COMM SE COR OF SEC, RUN W 617.23
US-41, NW 791.98 FT W 858.32 FT
CONT W 141 FT, N 309.54 FT, E 14

LANGLEY NOREEN E/LANGLEY ERNEST C
543 NW CRIPPLE CREEK ST
LAKE CITY, FL 32055

2027

02-3S-16-01946-039

BUILDING CHARACTERISTICS

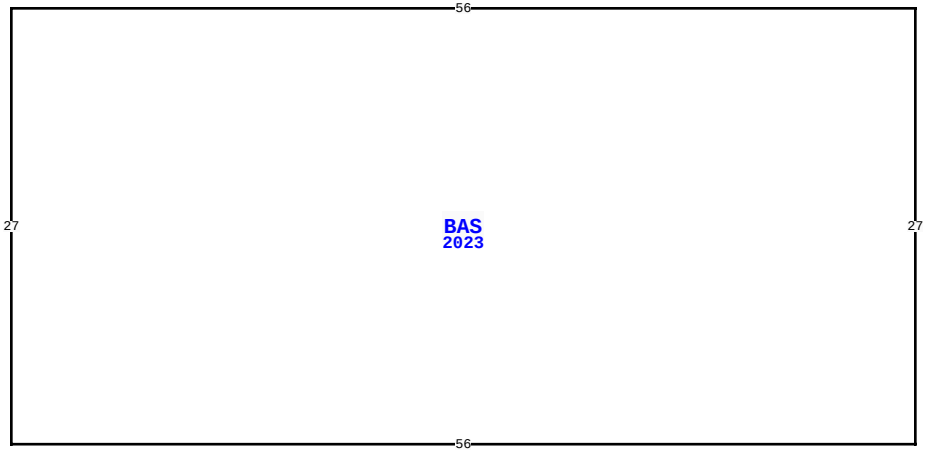
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	2316.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100	2023	1,512	161,337
TOTALS	1,512			1,512	161,337

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	1,512	117.0000	112.32	169,828	2022	2022	0	0	0	5.00	95.00

1 MANUF 2 0% - 2023 Heated Area: 1512 HX Base Yr



274 NW MICHELLE PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/03/2022 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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	161,337
TOTAL MARKET OB/XF VALUE	7,200
TOTAL LAND VALUE - MARKET	13,000
TOTAL MARKET VALUE	181,537
SOH/AGL Deduction	0
ASSESSED VALUE	181,537
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	181,537
TOTAL JUST VALUE	181,537
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	183,217

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043538	Mobile Home		01/14/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1449/2205	10/12/2021	WD	Q	I	05	155,000
GRANTOR: MATTERN RICHARD						
GRANTEE: LANGLEY NOREEN E						
1432/1152	3/12/2021	WD	U	I	11	100
GRANTOR: MEADS BETSY L						
GRANTEE: MATTERN RICHARD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=18,15] E56 S27 W56 N27 $
.

LAND DESCRIPTION

TOTAL OB/XF 7,200

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		RSF/MH	0.00	0.00	1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000							

REVIEW DATE 05/08/2023 BY JB Total Acres: 1.00 Total Land Value: 13,000 Market: 0 Agricultural: 0 Common: 13,000 PRINTED 11/17/2026 BY SYS