

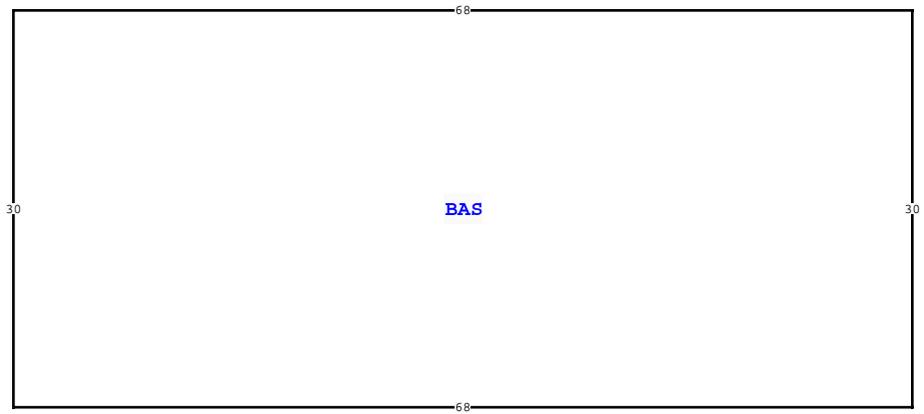
COMM NW COR OF NE1/4 OF SE1/4
 THENCE S 309.39 FT TO POB,
 CONT S 337.54 FT, E 646 FT,

TATUM RICKY A SR
 160 SW ORCHARD CT
 LAKE CITY, FL 32024

2026

02-4S-15-00331-004


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	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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
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	2415.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,040	100	
TOTALS	2,040		124,834

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	100%	- 2025	Heated Area: 2040		HX Base Yr 2025				
											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
										04/22/2026	MLU

COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			124,834
TOTAL MARKET OB/XF VALUE			18,225
TOTAL LAND VALUE - MARKET			48,048
TOTAL MARKET VALUE			191,107
SOH/AGL Deduction			16,999
ASSESSED VALUE			174,108
TOTAL EXEMPTION VALUE	HX HB SX		101,411
BASE TAXABLE VALUE			72,697
TOTAL JUST VALUE			191,107
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			184,511

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1336/1146	5/08/2017	QC	U	I	11	100
GRANTOR: CONNIE N & RICHARD A						
GRANTEE: RICKY A TATUM SR						
1029/0633	10/28/2004	WD	Q	V		29,000
GRANTOR: LEE R & VELMA C PERRY						
GRANTEE: CONNIE N & RICHARD						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	2005
2	0070	CARPORT UF	0	100	0	0	1.00	UT	900.00	50	2005
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100	2005
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	2005
5	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	100	2005
6	0080	DECKING	0	100	0	0	1.00	UT	0.00	100	2013
7	0263	PRCH, USP	0	100	0	0	1.00	UT	0.00	100	2016
8	0263	PRCH, USP	0	100	0	0	1.00	UT	0.00	100	2016
9	0031	BARN, MT AE	0	100	0	0	1.00	UT	0.00	100	2016
10	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2016

TOTAL OB/XF												18,025												
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	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	5.01	AC		1.00	1.00	0.80	12,000.00	9,600.00	48,048							

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W68 S30 E68 N30\$.											

LAND DESCRIPTION												TOTAL OB/XF				18,025								
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	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	5.01	AC		1.00	1.00	0.80	12,000.00	9,600.00	48,048							

