

COMM NE COR, RUN S 2652.09 FT, W
FOR POB, RUN W 151.33 FT, N 473.
FT, S 228.57 FT, E 91.08 FT, S 1

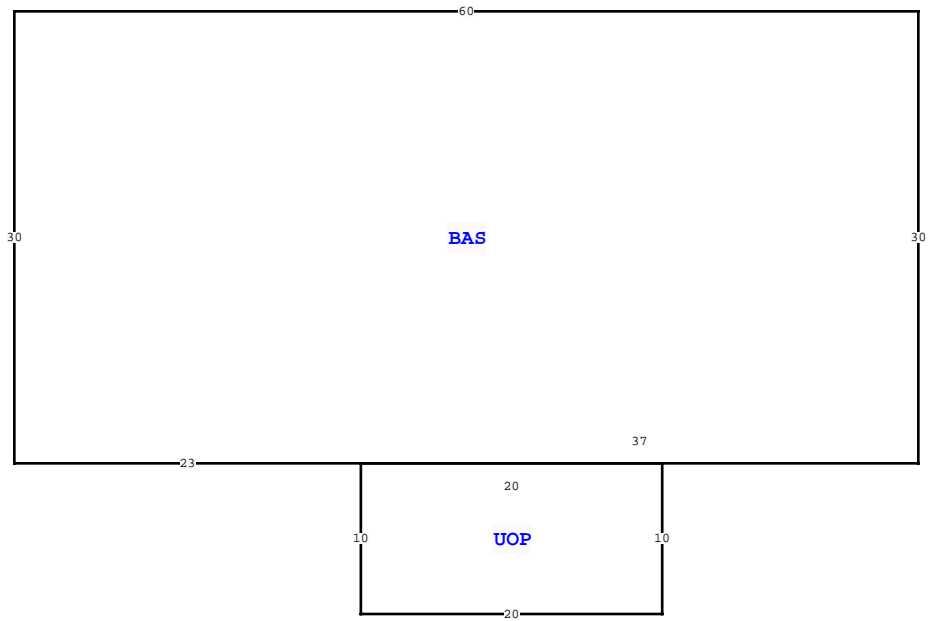
MADDOX PHILLIP E III
210 SW LAGUNA GLN
LAKE CITY, FL 32024

2026

02-5S-16-03423-001
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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
Architectural	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	2516.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,800	100	
UOP	200	25	
TOTALS	2,000		1,850 110,857

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	1,850	115.9000	108.95	201,558	2007	2006	0	0	45.00	55.00
1 MANUF 1 100% - 2007 Heated Area: 1800 HX Base Yr 2007											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			110,857
TOTAL MARKET OB/XF VALUE			9,900
TOTAL LAND VALUE - MARKET			15,150
TOTAL MARKET VALUE			135,907
SOH/AGL Deduction			56,199
ASSESSED VALUE			79,708
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			28,297
TOTAL JUST VALUE			135,907
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			133,182

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25158	M H	543	10/25/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0124/2024	1/26/2012	WD	U	I	11	100
GRANTOR: EUGENE & DOLLIE MADDO						
GRANTEE: PHILLIP E MADDOX II						
1098/1136	10/03/2006	WD	Q	V	06	14,000
GRANTOR: EUGENE & DOLLIE MADDO						
GRANTEE: PHILLIP E MADDOX II						

EXTRA FEATURES																
L N	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	100	0	0	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
2	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2014	2014	3	100	1,500	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0120	CLFENCE 4	0	100	0	0	UT	200.00	200.00	100	2026	2025		100	200	

LAND DESCRIPTION												TOTAL OB/XF												
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	1.01	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,150							

REVIEW DATE 02/17/2026 BY AJ																								
Total Acres: 1.01					Total Land Value: 15,150					Market: 0					Agricultural: 0					Common: 15,150				