LOT 13 DEER CREEK S/D.

626-272, 909-2220, QC 924-2284,

MCMILLAN DENNIS G/MCMILLAN BARBARA
234 SW WHITETAIL CIR
LAKE CITY, FL 32024-3722

2027

03-4S-16-02732-513

BUILDING CHARACTERISTICS

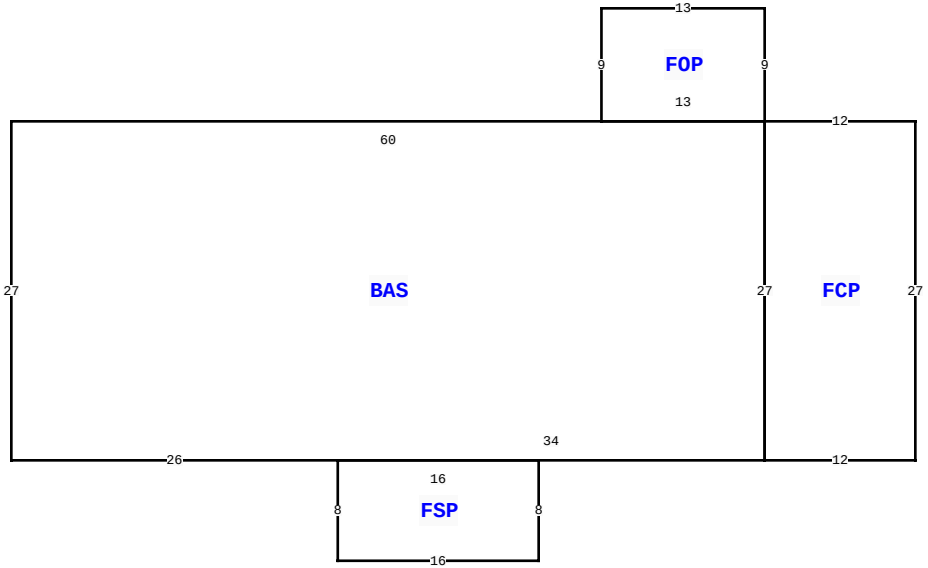
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	3416.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	108,541
FCP	324	25		81	5,427
FOP	117	35		41	2,747
FSP	128	40		51	3,417
TOTALS	2,189			1,793	120,133

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,793	130.9850	121.82	218,423	1999	2000	0	0	0	45.00	55.00

1 MANUF 1 100% - 2006 Heated Area: 1620 HX Base Yr 2006



234 SW WHITETAIL CIR, LAKE CITY

BLD DATE		LGL DATE	05/09/2025 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	120,133
TOTAL MARKET OB/XF VALUE	4,920
TOTAL LAND VALUE - MARKET	25,000
TOTAL MARKET VALUE	150,053
SOH/AGL Deduction	74,689
ASSESSED VALUE	75,364
TOTAL EXEMPTION VALUE	SX HX HB 75,364
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	150,053
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	151,345

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15710	M H	125	06/28/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1051/0633	6/24/2005	WD	Q	I		84,500
GRANTOR: JERRY L KING						
GRANTEE: DENNIS & BARBARA MC						
0924/2284	2/15/2001	QC	Q	I	01	100
GRANTOR: JANE KING						
GRANTEE: JERRY KING (1999 28						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S27 E26 FSP= S8 E16 N8 W16$ E34 FCP= E12 N27 W12 S27$ N27$ FOP= N9 W13 S9 E13$.

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	0166	CONC,PAVMT	0	100	0	0	600.00	UT	2.00	2.00	100	2000	2000	3	100	1,200	
2	0296	SHED METAL	0	100	10	12	120.00	UT	5.00	5.00	100	2000	2000	3	100	600	
3	0296	SHED METAL	0	100	10	16	160.00	UT	12.00	12.00	100	2007	2007	3	100	1,920	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2007	2007	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 4,920

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	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							

REVIEW DATE 09/18/2023 BY JB Total Acres: 0.33 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 11/17/2026 BY SYS