

LOT 27 DEER CREEK S/D PHASE 2.
626-272, 920-1559, CT 1020-
1541, WD 1034-2232, CT 1308-

FAAUAA GLYNES D
617 SW WHITETAIL CIR
LAKE CITY, FL 32024

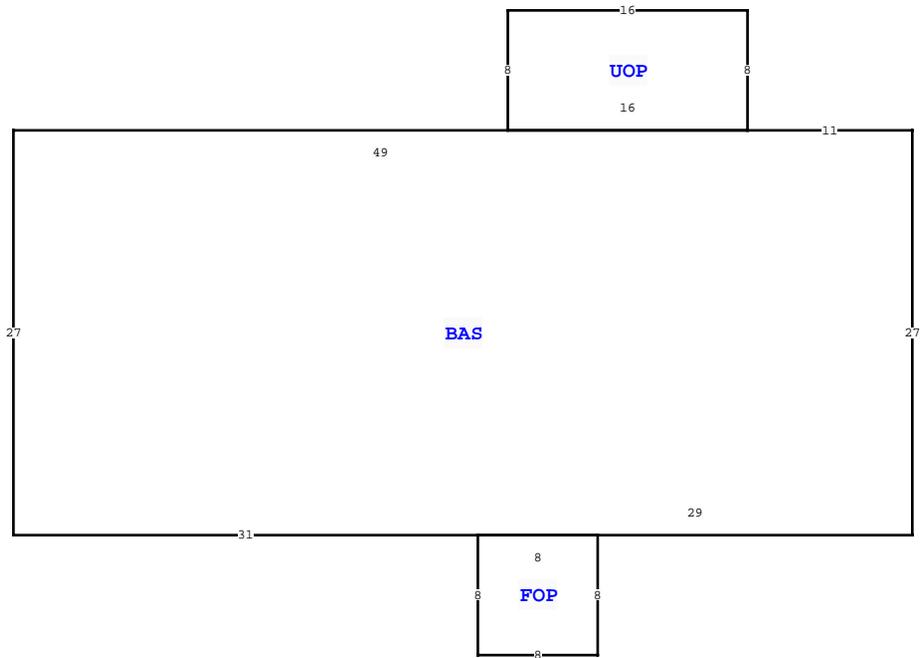
2026

03-4S-16-02732-527



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 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	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
BAS	1,620	100	
FOP	64	35	
UOP	128	25	
TOTALS	1,812		

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%	- 2024	Heated Area: 1620		HX Base Yr 2024				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		113,366	
TOTAL MARKET OB/XF VALUE		1,362	
TOTAL LAND VALUE - MARKET		25,000	
TOTAL MARKET VALUE		139,728	
SOH/AGL Deduction		3,630	
ASSESSED VALUE		136,098	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		84,687	
TOTAL JUST VALUE		139,728	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		139,728	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043242	Roof Replacement	10,000	11/23/2021
17390	M H	125	08/31/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1322/1919	9/26/2016	WD Q	Q	I	01	70,000
GRANTOR: ROGER & CHRISTINE BLA						
GRANTEE: GLYNES D FAUUA						
1308/0935	1/13/2016	CT U	I	18		22,000
GRANTOR: CLERK OF COURT (THOM						
GRANTEE: ROGER AND OR CHRIST						

EXTRA FEATURES		BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE	
L	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	0166	CONC,PAVMT	0	100	0	0	908.00	UT	1.50	1.50	100	2001	2001

TOTAL OB/XF												1,362	
617 SW WHITETAIL CIR, LAKE CITY													
BLD DATE													
XF DATE													
INC DATE													
LGL DATE													
LAND DATE													
AG DATE													
05/09/2025 MLU													

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W11 UOP= N8 W16 S8 E16\$ W49 S27 E31 FOP= S8 E8 N8 W8\$ E29 N27\$.	

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		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							