

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	31 VINYL SID 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	14 PREFIN 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				
Architctual	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 06				
NEIGHBORHOOD/LOC	3416.0200 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	94,120
FCP	300	25		75	4,669
UOP	24	25		6	373
UOP	115	25		29	1,805
USP	96	35		34	2,116
TOTALS	2,047			1,656	103,084

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	0%	- 2023	Heated Area: 1512			HX Base Yr			

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VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		103,084	
TOTAL MARKET OB/XF VALUE		6,053	
TOTAL LAND VALUE - MARKET		25,000	
TOTAL MARKET VALUE		134,137	
SOH/AGL Deduction		0	
ASSESSED VALUE		134,137	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		134,137	
TOTAL JUST VALUE		134,137	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		131,997	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1562/595	3/04/2026	QC	U	I	11	0
GRANTOR: MCCORMACK TERRIE M						
GRANTEE: TURNER JACQUELYN L						
1478/1758	11/03/2022	QC	U	I	11	100
GRANTOR: TURNER JACQUELYN L						
GRANTEE: MCCORMACK TERRIE M						

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	0	0	0	1.00	UT	1,200.00	1,200.00	100	1999	1999	3	100	1,200	
2	0166	CONC, PAVMT	0	0	0	0	850.00	UT	1.50	1.50	100	1999	1999	3	100	1,275	
3	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	200	
4	0296	SHED METAL	0	0	12	12	144.00	UT	12.00	12.00	100	2007	2007	3	100	1,728	
5	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	
6	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	50	
7	0120	CLFENCE 4	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2024	2023		100	1,200	

TOTAL OB/XF												6,053					
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE												
						05/09/2025	MLU										

BUILDING NOTES						
606 SW WHITETAIL CIR, LAKE CITY						

BUILDING DIMENSIONS						
BAS= W16 USP= N8 W12 S8 E12\$ W40 FCP= W12 S27 E12 N5 W4 N6 E4 N16\$ S16 UOP= W4 S6 E4 N6\$ S11 E31 UOP= S5 E23 N5 W23\$ E25 N27\$.						

LAND DESCRIPTION												TOTAL OB/XF												6,053					
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	0		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000												