LOT 47 DEER CREEK S/D PHASE 3.
WD 1040-603, WD 1373-1955, DC 14

ROURKE PATRICK
121 SW NATHAN CT
LAKE CITY, FL 32024

2027

03-4S-16-02732-547

BUILDING CHARACTERISTICS

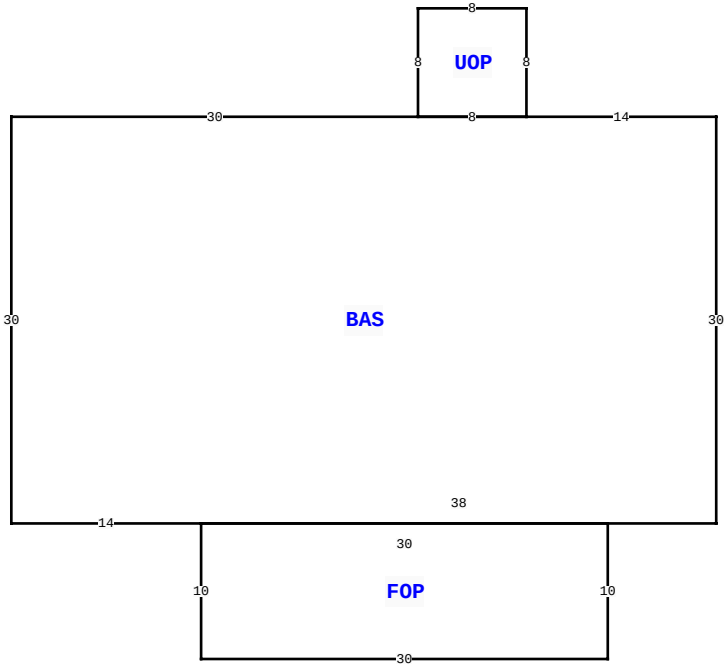
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	04	04 100
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	1,560	100		1,560	146,126
FOP	300	35		105	9,836
UOP	64	25		16	1,499
TOTALS	1,924			1,681	157,460

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,681	127.4900	118.57	199,316	2005	2015	0	0	0	21.00	79.00

1 MANUF 1 100% - 2019 Heated Area: 1560 HX Base Yr 2019



121 SW NATHAN CT, LAKE CITY

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

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	936.00	UT	2.50	2.50	100	2006	2006	3	100	2,340	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	2,200.00	2,200.00	100	2024	2023		100	2,200	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2024	2023		100	2,000	
4	0060	CARPORT F	0	100	0	0	1.00	UT	1,100.00	1,100.00	100	2024	2023		100	1,100	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		157,460
TOTAL MARKET OB/XF VALUE		7,640
TOTAL LAND VALUE - MARKET		28,000
TOTAL MARKET VALUE		193,100
SOH/AGL Deduction		75,833
ASSESSED VALUE		117,267
TOTAL EXEMPTION VALUE	HX HB WR SX	106,411
BASE TAXABLE VALUE		10,856
TOTAL JUST VALUE		193,100
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		194,786

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046283	Solar Power Syste	33,316	01/17/2023
000042244	Remodel	1,000	06/30/2021
000041806	Roof Replacement	7,931	04/27/2021
22728	M H	393	01/25/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1373/1955	11/29/2018	WD	Q	I	01	126,000
GRANTOR: FREEDOM MOBILE HOME S						
GRANTEE: PATRICK ROURKE & WE						
1040/0603	3/07/2005	WD	Q	V		272,000
GRANTOR: MUSGROVE						
GRANTEE: FREEDOM MOBILE HOME						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 S30 E14 FOP= S10 E30 N10 W30$ E38 N30 W14 UOP= N8 W8 S8 E8$ W8$.

LAND DESCRIPTION

TOTAL OB/XF 7,640

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	28,000.00	28,000.00	28,000							

REVIEW DATE 09/18/2023 BY JB Total Acres: 0.42 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 11/17/2026 BY SYS