LOT 72 DEER CREEK S/D PHASE 3
WD 1040-603, WD 1308-953, WD 130

WILKINSON JEANNETTE G/WILKINSON JESSE ALAN
382 SW WHITETAIL CIR
LAKE CITY, FL 32024

2027

03-4S-16-02732-572

BUILDING CHARACTERISTICS

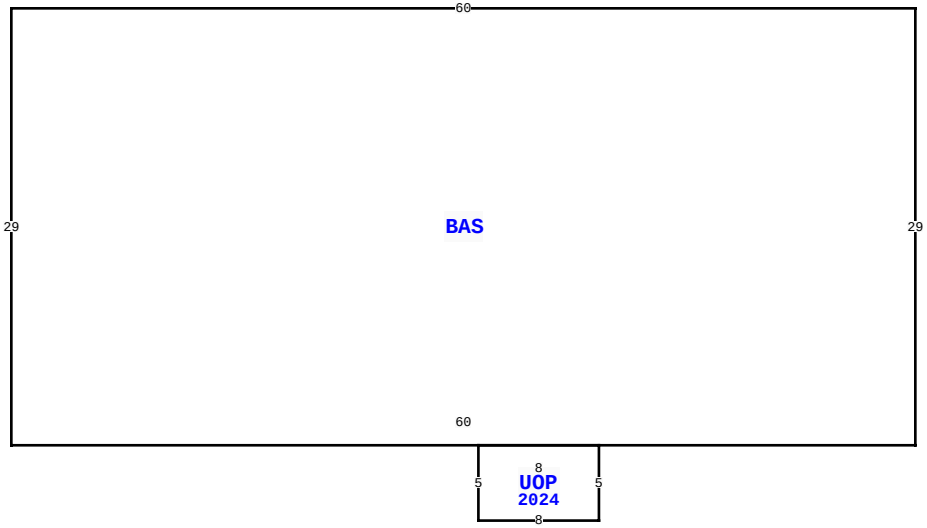
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0201	MODULAR 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	1,740	100		1,740	99,672
UOP	40	20	2024	8	458
TOTALS	1,780			1,748	100,130

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0210	01	1,748	110.8000	104.15	182,054	2007	2007	0	0	0	45.00	55.00

1 MODULAR 1 100% - 2021 Heated Area: 1740 HX Base Yr 2021



382 SW WHITETAIL CIR, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		100,130
TOTAL MARKET OB/XF VALUE		5,610
TOTAL LAND VALUE - MARKET		25,000
TOTAL MARKET VALUE		130,740
SOH/AGL Deduction		16,732
ASSESSED VALUE		114,008
TOTAL EXEMPTION VALUE	HX HB SX WX	106,411
BASE TAXABLE VALUE		7,597
TOTAL JUST VALUE		130,740
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		130,740

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052481	Remodel	8,750	03/03/2025
25565	SFR	300	02/23/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q/U	V/I	RSN CD	SALE PRICE
1423/1543	11/03/2020	WD	Q	I	01	149,900
GRANTOR: IRONWOOD HOMES OF LAK						
GRANTEE: J G WILKINSON, J A						
1308/0953	1/07/2016	WD	U	I	30	100
GRANTOR: FREEDOM MOBILE HOME S						
GRANTEE: IRONWOOD HOMES OF L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W60 S29 E60 N29 $
UOP=[YR=2024;ORIG=-29,29] E8 S5 W8 N5 $
.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2007	2007	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	870.00	UT	3.00	3.00	100	2007	2007	3	100	2,610	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	1,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	800.00	800.00	100	2024	2023		100	800	

LAND DESCRIPTION

TOTAL OB/XF 5,610

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	0201	C	MOD HOME	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 03/20/2026 BY robin Total Acres: 0.34 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 11/16/2026 BY SYS