

LOT 18 CYPRESS CREEK S/D.
ORB 815-1221, 827-0253, 859-586,

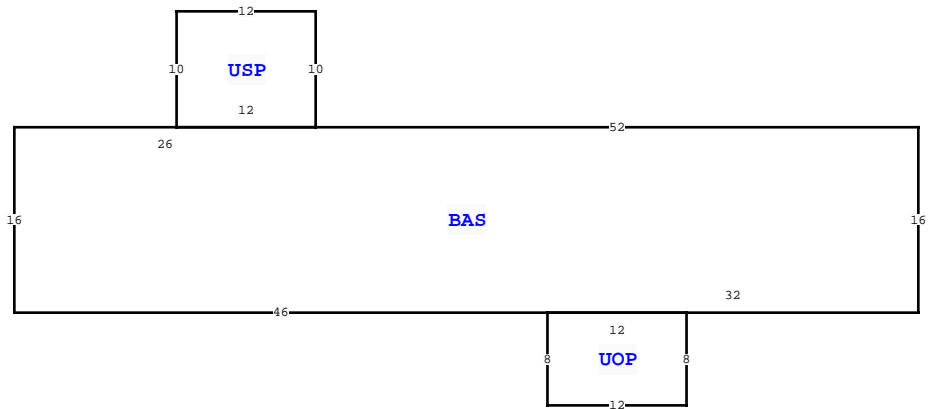
OLDAKER MICHAEL S
261 SW ALOE CT
LAKE CITY, FL 32024

2026

03-4S-16-02739-118
COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3416.0100 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,248	100	
UOP	96	25	
USP	120	35	
TOTALS	1,464		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2	MOBILE HME	100%	2007									Heated Area: 1248 HX Base Yr 2007	



EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	0166	CONC,PAVMT	0 100	3 18	54.00
2	9945	Well/Sept	0 100	0 0	1.00
3	0169	FENCE/WOOD	0 100	0 0	1.00
4	0296	SHED METAL	0 100	10 24	240.00

TOTAL OB/XF													
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

LAND DESCRIPTION													
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
1	0200	C	MBL HM	100		00	0.00	0.00	1.00	LT		1.00	1.00

TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1.00	22,500.00	22,500.00	22,500							

VALUATION SUMMARY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		35,920	
TOTAL MARKET OB/XF VALUE		10,256	
TOTAL LAND VALUE - MARKET		22,500	
TOTAL MARKET VALUE		68,676	
SOH/AGL Deduction		23,609	
ASSESSED VALUE		45,067	
TOTAL EXEMPTION VALUE	HX HB	25,000	
BASE TAXABLE VALUE		20,067	
TOTAL JUST VALUE		68,676	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		64,676	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14055	M H	125	05/26/1998
10586	M H	500,000,000	12/21/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1053/2848	7/28/2005	WD	Q	I		60,000

GRANTOR: JARODANNE ROSS RENTZ
GRANTEE: MICHAEL S OLDAKER
0859/0588 5/21/1998 WD Q V 15,000
GRANTOR: CATHY QUICK CARVER
GRANTEE: JARODANNE ROSS

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W52 USP= N10 W12 S10 E12\$ W26 S16 E46 UOP= S8E12 N8 W12\$ E32 N16\$.	