LOTS 6 & 7 BLOCK 9 OAK HILL ESTA
ADDITION #1.

SMITH SELINA SHENEL
342 SE ARAPAHOE LN
LAKE CITY, FL 32025

2027

03-4S-17-07563-006

BUILDING CHARACTERISTICS

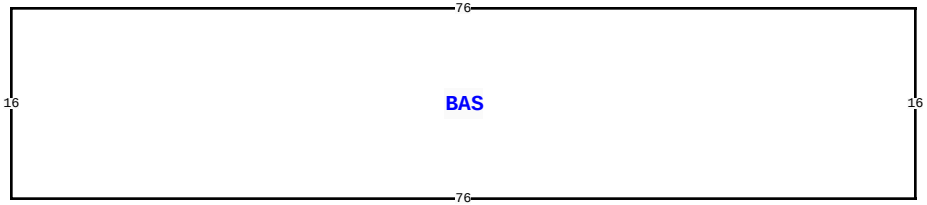
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	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	3417.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,216	100		1,216	70,224
TOTALS	1,216			1,216	70,224

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,216	112.9000	105.00	127,680	2004	2004	0	0	0	45.00	55.00

1 MANUF 1 100% - 2016 Heated Area: 1216 HX Base Yr 2016



342 SE ARAPAHOE LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		70,224
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		36,000
TOTAL MARKET VALUE		106,224
SOH/AGL Deduction		49,095
ASSESSED VALUE		57,129
TOTAL EXEMPTION VALUE	HX HB	32,129
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		106,224
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		106,980

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24695	M H	348	06/29/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1580/1106	10/16/2026	WD	U	I	11	100
GRANTOR: SMITH RANDY						
GRANTEE: SMITH SELINA SHENEL						
1299/0386	8/06/2015	WD	Q	I	01	57,000
GRANTOR: PAUL K & CAROLYN R HU						
GRANTEE: RANDY & SELINA SMIT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S16 E76 N16$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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-2	85.00	121.00	1.00	LT		1.00	1.00	0.80	22,500.00	18,000.00	18,000							
2	0000	C	VAC RES	100		RSF-2	85.00	121.00	1.00	LT		1.00	1.00	0.80	22,500.00	18,000.00	18,000							

REVIEW DATE 03/16/2017 BY DF Total Acres: 0.47 Total Land Value: 36,000 Market: 0 Agricultural: 0 Common: 36,000 PRINTED 11/17/2026 BY SYS