

LOT 13 SUZANNE S/D UNIT 3.  
681-283, 806-1433, WD 1282-238,

FORD ANTHONY LEE/FORD GERTRUDE KAYE  
298 SE SCARLETT WAY  
LAKE CITY, FL 32025

**2026**

03-4S-17-07570-087  
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

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	80
Interior Floo	13	LAM/VNLPLK	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Stories	1.	1.	100
Units		0	100
Condition Adj	04	04	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3417.0200 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	864	100	
TOTALS	864		79,893

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MANUF	1	100%	2025	Heated Area: 864			HX Base Yr 2025				
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <span style="font-size: 2em; color: blue;">BAS</span> </div>												
TOTALS	864		864	79,893								

VALUATION SUMMARY				
VALUATION BY	Tax Group: 2	Tax Dist:	STANDARD	
BUILDING MARKET VALUE			79,893	
TOTAL MARKET OB/XF VALUE			5,240	
TOTAL LAND VALUE - MARKET			18,500	
TOTAL MARKET VALUE			103,633	
SOH/AGL Deduction			0	
ASSESSED VALUE			103,633	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			52,222	
TOTAL JUST VALUE			103,633	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			106,667	
XFOB:1:1: TALO MH				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
39073	M H	0	12/23/2019	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1518/111	6/05/2024	WD Q	I 01	132,000
GRANTOR: QUEST TRUST COMPANY F				
GRANTEE: FORD ANTHONY LEE				
1409/2714	4/06/2020	WD Q	I 01	53,800
GRANTOR: JAEMS & KRISTINE SIST				
GRANTEE: QUEST TR CO FBO WIL				

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
1	0294	SHED WOOD/	0	100	12	16		7.50	7.50	100	1998	1998
2	0166	CONC,PAVMT	0	100	0	0		0.00	0.00	100	2019	2019
3	9947	Septic	0	100	0	0		3,000.00	3,000.00	100		

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
5,240												

BUILDING NOTES												
BUILDING DIMENSIONS												
BAS= W36 S24 E36 N24\$.												

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
1	0200	C	MBL HM	100		RSF-1	0.00	0.00	1.00	LT		1.00
Total Land Value: 18,500												