

BEG NE COR OF SW1/4 OF NW1/4,
 RUN W 311.74 FT, S 670.57 FT,
 E 326.72 FT, N 670.68 FT, W

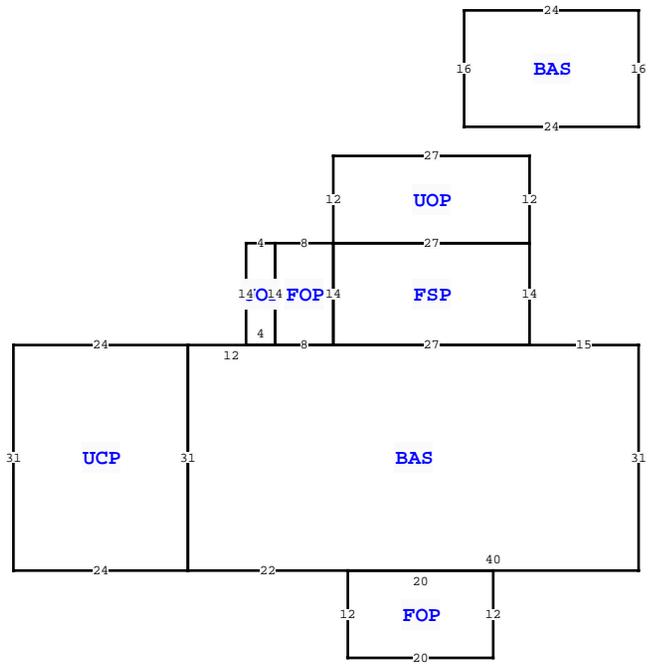
BECKMAN GREGORY W/BECKMAN CHERYL F
 299 SW SUMMERHILL GLN
 LAKE CITY, FL 32024

2026

03-5S-16-03455-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	07	CORK/VTILE	100
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	01
NEIGHBORHOOD/LOC	3516.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	384	100	
BAS	1,922	100	
FOP	112	35	
FOP	240	35	
FSP	378	40	
UCP	744	20	
UOP	56	25	
UOP	324	25	
TOTALS	4,160		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	2,824	116.0000	111.36	314,481	2018	2018	0	0	14.00	86.00	
1 MANUF 1 100% - 1999 Heated Area: 2306 HX Base Yr 1999												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			270,454
TOTAL MARKET OB/XF VALUE			24,752
TOTAL LAND VALUE - MARKET			51,306
TOTAL MARKET VALUE			346,512
SOH/AGL Deduction			159,174
ASSESSED VALUE			187,338
TOTAL EXEMPTION VALUE	HX HB VX		56,411
BASE TAXABLE VALUE			130,927
TOTAL JUST VALUE			346,512
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			350,564

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053185	Roof Replacement	11,000	05/21/2025
19753	PUMP/UTPOL	30	07/17/2002
14626	M H	125	10/15/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0864/0402	7/31/1998	WD	Q	I	01	68,800

GRANTOR: KAY BECKMAN
 GRANTEE: GREGORY & CHERYL BE

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/22/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W15 FSP= N14 UOP= N12 W27 S12 E27\$ W27 S14 E27\$ W27 FOP= N14 W8 S14 E8\$ W8 UOP= N14 W4 S14 E4\$ W12 UCP= W24 S31 E24 N31\$ S31 E22 FOP= S12 E20 N12 W20\$ E40 N31\$ PTR= N30 BAS= N16 W24 S16 E24\$ S30\$.	

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	Q	% COND	OB/XF MKT VALUE	NOTES
1	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	30	1979	1979	3	30	10,752	
2	0252	LEAN-TO W/	0	100	7	16	112.00	UT	2.50	100	2007	2007	3	100	280	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	100			3	100	3,000	
4	0296	SHED METAL	0	100	20	35	700.00	UT	12.00	85	2007	2007	3	85	7,140	
5	0060	CARPORT F	0	100	22	35	770.00	UT	5.00	80	2007	2007	3	80	3,080	
6	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	100	2018	2018	3	100	500	

LAND DESCRIPTION													TOTAL OB/XF												
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	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		A-1	0.00	0.00	5.03	AC		1.00	1.00	0.85	12,000.00	10,200.00	51,306								