LOT 3 PLANTATION PARK S/D.
645-122, 716-88, 743-1567, 783-8

CANNON JENNIFER LEIGH
191 SW KIMDALE LP
LAKE CITY, FL 32024-4774

2027

03-5S-16-03457-003

BUILDING CHARACTERISTICS

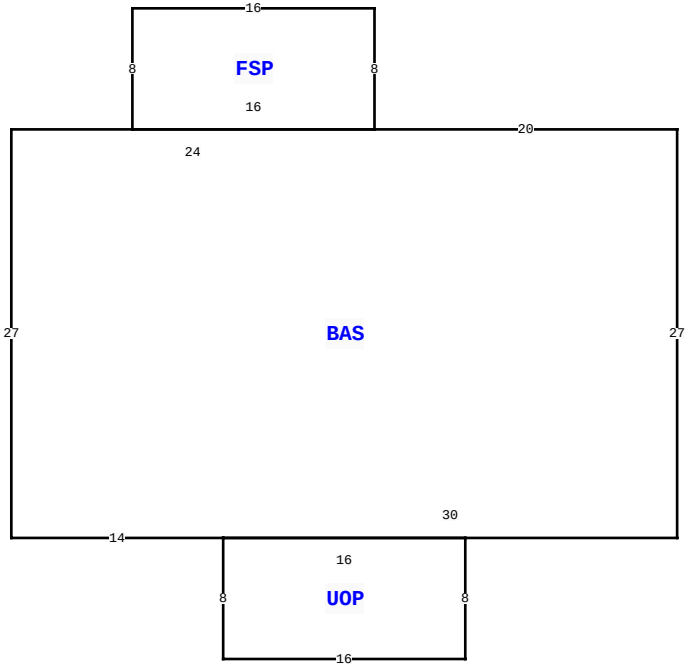
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	3516.0400	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,188	100		1,188	95,353
FSP	128	40		51	4,094
UOP	128	25		32	2,569
TOTALS	1,444			1,271	102,015

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,271	141.4800	131.58	167,238	2009	2009	0	0	0	39.00	61.00

1 MANUF 1 100% - 2026 Heated Area: 1188 HX Base Yr 2026



191 SW KIMDALE LOOP, LAKE CITY

BLD DATE		LGL DATE	04/16/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

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	0294	SHED WOOD/	0	100	10	13	130.00	UT	7.50	7.50	70	1993	1993	3	70	683	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0296	SHED METAL	0	100	0	0	1.00	UT	1,500.00	1,500.00	100	2026	2025		100	1,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		102,015
TOTAL MARKET OB/XF VALUE		9,183
TOTAL LAND VALUE - MARKET		23,000
TOTAL MARKET VALUE		134,198
SOH/AGL Deduction		0
ASSESSED VALUE		134,198
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		82,787
TOTAL JUST VALUE		134,198
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		135,291

SALE:3:1: TO SATISFY AGREEMENT FOR DEED.
SALE:2:1: IN LIEU OF FORECLOSURE
SALE:1:1: LENVIL HOLDS MTGY
XFOB:1:1: CHAL MH ID#5432A & B ON DEED 783-871

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045264	Roof Replacement	7,700	08/23/2022
000042270	Remodel	7,500	07/06/2021
27816	M H	375	05/15/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1554/1368	10/31/2025	WD	Q	I	01	172,100
GRANTOR: KITCHENS KATHRYN						
GRANTEE: CANNON JENNIFER LEI						
1549/1108	9/15/2025	PB	U	I	18	0
GRANTOR: CLERK OF COURT (DURGI						
GRANTEE: KITCHENS KATHRYN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W20 W24 S27 E14 E30 N27 $
FSP=[ORIG=-20,0] N8 W16 S8 E16 $
UOP=[ORIG=-30,27] S8 E16 N8 W16 $
.

LAND DESCRIPTION

TOTAL OB/XF 9,183

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		00	190.00	190.00	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000							

REVIEW DATE 02/10/2026 BY TP Total Acres: 0.83 Total Land Value: 23,000 Market: 0 Agricultural: 0 Common: 23,000 PRINTED 11/17/2026 BY SYS