

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING 100	
Exterior Wall	00	N/A 0	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	08	SHT VINYL 50	
Interior Floor	14	CARPET 50	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		2 100	
Bathrooms		1 100	
Frame	01	NONE 100	
Stories	1.	1. 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	3516.0400	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	672	100	2025
TOTALS	672		672

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	672	115.5000	69.30	46,570	1982	1982	0	0	60.00	40.00
1 MOBILE HME 0% - 2025 Heated Area: 672 HX Base Yr											
TOTALS 672 672 18,628											

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY			
VALUATION BY	Tax Group: 3	STANDARD	Tax Dist:
BUILDING MARKET VALUE		18,628	
TOTAL MARKET OB/XF VALUE		8,700	
TOTAL LAND VALUE - MARKET		23,000	
TOTAL MARKET VALUE		50,328	
SOH/AGL Deduction		0	
ASSESSED VALUE		50,328	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		50,328	
TOTAL JUST VALUE		50,328	
NCON VALUE		300	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		49,028	
SALE:4:1: WD REPLACING AG - LENVIL HOLDING MTG			
SALE:3:1: LOT 12 PLANTATION PK			
SALE:2:1: SW MH INCL			
LAND:1:1: 1.67 AC LOW AREA			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049066	Mobile Home		02/07/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1527/2087	11/18/2024	WD	U	I	30	117,000
GRANTOR: FLYGUYDON, LLC						
GRANTEE: DOWNES DAVID SCOTT						
1502/1925	11/07/2023	WD	U	V	11	100
GRANTOR:						
GRANTEE:						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100
2	0030	BARN,MT	0	0	10	18	1.00	UT	2,700.00	2,700.00	100
3	0070	CARPORT UF	0	0	18	20	1.00	UT	2,700.00	2,700.00	100
4	0081	DECKING WI	0	0	0	0	1.00	UT	300.00	300.00	100

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
TOTALS 672 672 18,628											

BUILDING NOTES											
375 SW KIMDALE LOOP, LAKE CITY											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
04/16/2026 MLU											

BUILDING DIMENSIONS											
BAS=[YR=2025;ORIG=15,16] E56 S12 W56 N12 \$											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0700	C	MISC RES	0		00	169.00	0.00	1.00	LT	1.00