COMM NW COR OF SE1/4 OF NW1/4, E
POB, E 501.41 FT TO W R/W OF TRI
DEG W 230.55 FT, W 427.87 FT, N

WILSON STEVE/WILSON NICOLE
1508 NE TRIPLE RUN RD
LAKE CITY, FL 32055

2027

04-3S-17-04839-003

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 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
Quality	03	03
DOR CODE	0200	MOBILE HOME

MAP NUM | MKT AREA 03

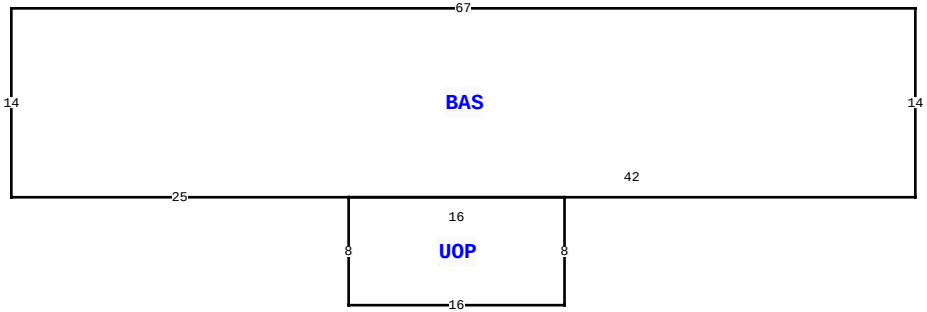
NEIGHBORHOOD/LOC 4317.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	938	100		938	23,281
UOP	128	25		32	794
TOTALS	1,066			970	24,075

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	970	103.4100	62.05	60,188	1984	1984	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2025 Heated Area: 938 HX Base Yr



1508 NE TRIPLE RUN RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	0041	BARN,MACH	0	0	30	20	600.00	UT	7.00	7.00	75	2011	2011	3	75	3,150	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	
5	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	24,075
TOTAL MARKET OB/XF VALUE	10,450
TOTAL LAND VALUE - MARKET	26,510
TOTAL MARKET VALUE	61,035
SOH/AGL Deduction	0
ASSESSED VALUE	61,035
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	61,035
TOTAL JUST VALUE	61,035
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	61,035

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1519/1425	7/19/2024	WD	Q	V	01	80,000

GRANTOR: BAG FARMS LLC

GRANTEE: WILSON STEVE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W67 S14 E25 E42 N14 $
UOP=[ORIG=-42,14] S8 E16 N8 W16 $
.

LAND DESCRIPTION

TOTAL OB/XF 10,450

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	0		A-1	0.00	0.00	2.41	AC		1.00	1.00	1.00	11,000.00	11,000.00	26,510							

REVIEW DATE 12/27/2024 BY TP Total Acres: 2.41 Total Land Value: 26,510 Market: 0 Agricultural: 0 Common: 26,510 PRINTED 11/17/2026 BY SYS