

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

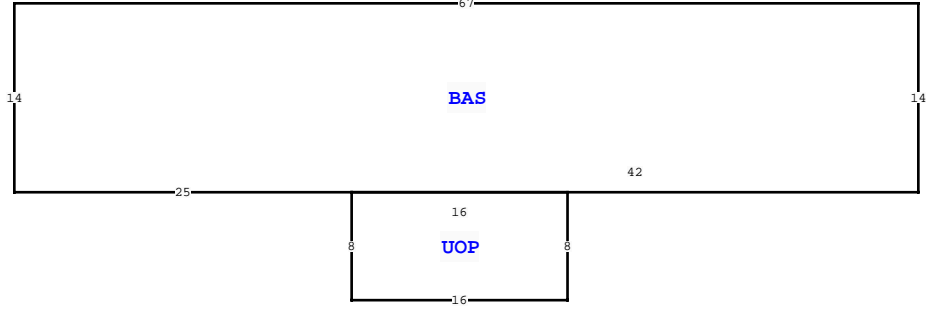
WILSON STEVE/WILSON NICOLE  
 1508 NE TRIPLE RUN RD  
 LAKE CITY, FL 32055

**2026**

04-3S-17-04839-003  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	04	PLYWOOD	100
Interior Floor	14	CARPET	90
Interior Floor	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
BAS	938	100	
UOP	128	25	
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		
1	MOBILE HME	0%	- 2025									Heated Area: 938 HX Base Yr	



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			524
ASSESSED VALUE			60,511
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			60,511
TOTAL JUST VALUE			61,035
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			55,010

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						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/08/2026	MLU

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

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

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	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	
TOTAL OB/XF 10,450																	

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