COMM AT SE COR SEC, RUN N 210 FT
W 170 FT FOR POB, RUN N 30 DEG E
DEG E 8.23 FT, N 83 DEG W 139.82

COURSON DAVID W
13802 NW CR 239
LAKE BUTLER, FL 32054

2027

05-3S-16-01990-004

BUILDING CHARACTERISTICS

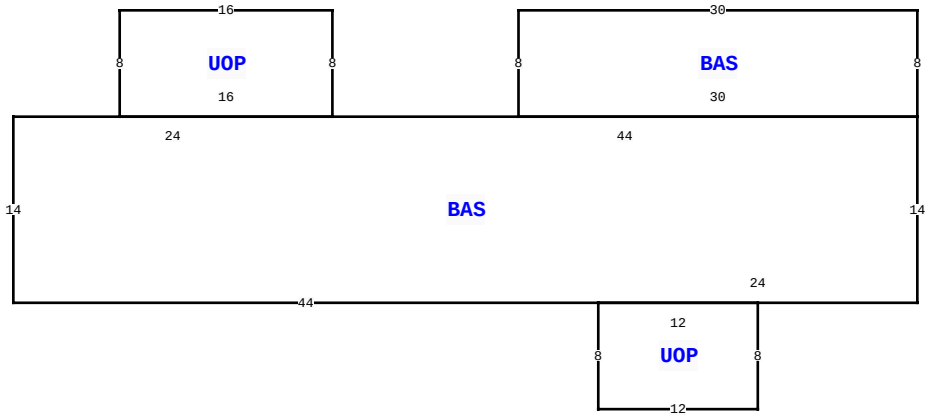
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	5316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	240	100		240	5,951
BAS	952	100		952	23,606
UOP	96	25		24	595
UOP	128	25		32	794
TOTALS	1,416			1,248	30,946

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,248	103.3200	61.99	77,364	1986	1986	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 1192 HX Base Yr



213 NW JORDAN CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/15/2026 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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
2	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	30,946
TOTAL MARKET OB/XF VALUE	3,400
TOTAL LAND VALUE - MARKET	5,720
TOTAL MARKET VALUE	40,066
SOH/AGL Deduction	2,310
ASSESSED VALUE	37,756
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	37,756
TOTAL JUST VALUE	40,066
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	40,066

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21997	M H	322	06/24/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1251/1351	3/12/2013	WD	U	I	11	100
GRANTOR: FIRST FEDERAL BANK OF						
GRANTEE: DAVID W COURSON						
1248/0787	1/11/2013	WD	U	I	12	10,000
GRANTOR: FIRST FEDERAL BANK OF						
GRANTEE: DAVID W COURSON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 UOP= N8 W16 S8 E16$ W24 S14 E44 UOP= S8 E12 N8 W12$ E24 N14$ BAS= N8 W30 S8 E30$.

LAND DESCRIPTION

TOTAL OB/XF 3,400

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			0.00	0.00	0.55	AC		1.00	1.00	0.80	13,000.00	10,400.00	5,720							

REVIEW DATE 05/07/2018 BY KR Total Acres: 0.55 Total Land Value: 5,720 Market: 0 Agricultural: 0 Common: 5,720 PRINTED 11/17/2026 BY SYS