LOT 6, CARTER PL, UNR S/D: ALSO SW COR OF NW 1/4 OF NW 1/4, S 17 COR OF LOT 6 589.18 FT TO POB, E

STEWART ELLEN J
135 SW NIGHTSHADE DR
LAKE CITY, FL 32024

2027

05-3S-17-04843-046

BUILDING CHARACTERISTICS

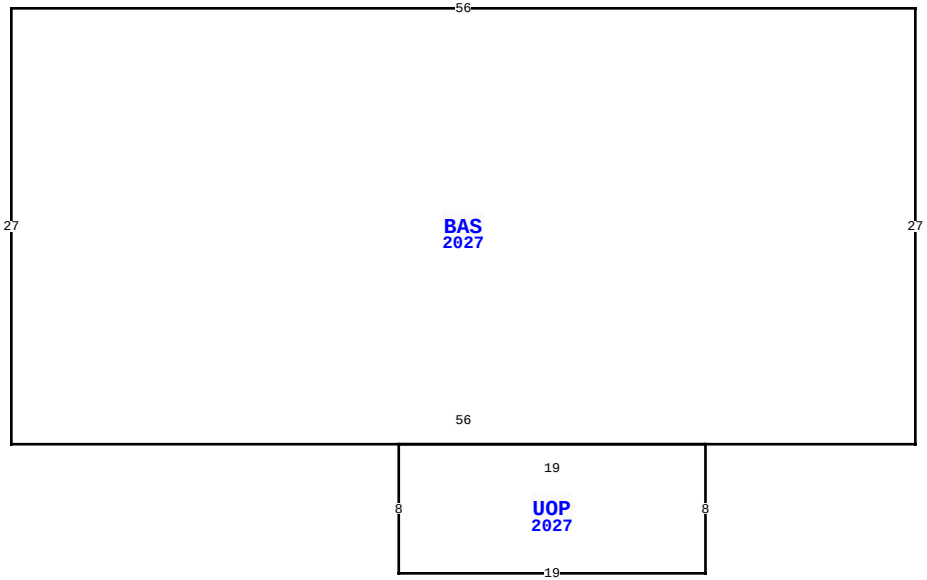
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 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 03
NEIGHBORHOOD/LOC	5317.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100	2027	1,512	100,464
UOP	152	25	2027	38	2,524
TOTALS	1,664			1,550	102,988

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,550	113.0000	67.80	105,090	2026	2026	0	0	0	2.00	98.00

1 MOBILE HME 0% - 2027 Heated Area: 1512 HX Base Yr



343 NW IVY GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/19/2026 MLU
INC DATE		AG DATE	09/26/2023 SPF

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	102,988
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	31,320
TOTAL MARKET VALUE	134,308
SOH/AGL Deduction	0
ASSESSED VALUE	134,308
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	134,308
TOTAL JUST VALUE	134,308
NCON VALUE	102,988
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	31,320

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055014	Mobile Home		06/16/2026
000054402	Right-of-Way Acce		11/04/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1550/1062	9/25/2025	WD	Q	V	01	35,000

GRANTOR: BASS ERNEST L

GRANTEE: STEWART ELLEN J

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2027;ORIG=13,8] E56 S27 W56 N27 $
UOP=[YR=2027;ORIG=37,35] E19 S8 W19 N8 $
.

LAND DESCRIPTION

TOTAL OB/XF 0

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					1.74	AC		1.00	1.00	1.00	18,000.00	18,000.00	31,320							

REVIEW DATE 06/24/2026 BY Nick Total Acres: 1.74 Total Land Value: 31,320 Market: 0 Agricultural: 0 Common: 31,320 PRINTED 11/17/2026 BY SYS