

LOT 8 ANDERSON ACRES S/D.
914-1242, WD 1021-2509, AG 1053-

BROWN ANTONIO/GORDON SHAWANNA M
353 NW WHITLEY GLN
LAKE CITY, FL 32055

2026

05-3S-17-04853-108
COLUMBIA COUNTY PROPERTY VALUATION SUMMARY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	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
Architectural	01	CONV	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	5317.0300 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,280	100	
TOTALS	2,280		2,280 137,112

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MANUF	1	100% - 2007		249,295	2007	2006	0	0	45.00	55.00		
			Heated Area: 2280				HX Base Yr	2007					
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> <div style="position: absolute; top: 0; left: 0; right: 0; border-bottom: 1px solid black;">76</div> <div style="position: absolute; bottom: 0; left: 0; right: 0; border-top: 1px solid black;">76</div> <div style="position: absolute; left: 0; top: 0; bottom: 0; border-right: 1px solid black;">30</div> <div style="position: absolute; right: 0; top: 0; bottom: 0; border-left: 1px solid black;">30</div> <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%); color: blue;">BAS</div> </div>													
353 NW WHITLEY GLN, LAKE CITY													
		BLD DATE				LGL DATE	05/07/2026						MLU
		XF DATE				LAND DATE							
		INC DATE				AG DATE							

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	137,112		
TOTAL MARKET OB/XF VALUE	8,800		
TOTAL LAND VALUE - MARKET	20,000		
TOTAL MARKET VALUE	165,912		
SOH/AGL Deduction	77,406		
ASSESSED VALUE	88,506		
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE	37,095		
TOTAL JUST VALUE	165,912		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	161,566		
PRMT:1:1: JACKSON			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042958	Roof Replacement	12,145	10/13/2021
25169	M H	275	10/30/2006
16303	M H	125	11/18/1999

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE	
1097/1632	9/15/2006	WD Q	Q	V		28,800	
GRANTOR: A LEONARD & JANICE DI							
GRANTEE: ANTONIO BROWN & SHA							
1076/2528	2/23/2006	WD Q	Q	V	04	100	
GRANTOR: SUBRANDY LIMITED							
GRANTEE: A LEONARD & JANICE							

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	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	100	2006	2006	3	100	1,200	
2	0296	SHED METAL	0	100	0	0		1.00	UT 0.00	100	2010	2010	3	100	600	
3	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100			3	100	7,000	
													TOTAL OB/XF	8,800		

BUILDING NOTES												
BAS= W76 S30 E76 N30\$.												

BUILDING DIMENSIONS												
BAS= W76 S30 E76 N30\$.												

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	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000								