

LOT 10 ANDERSON ACRES S/D.
969-2623, CT 1033-1901, WD 1046-

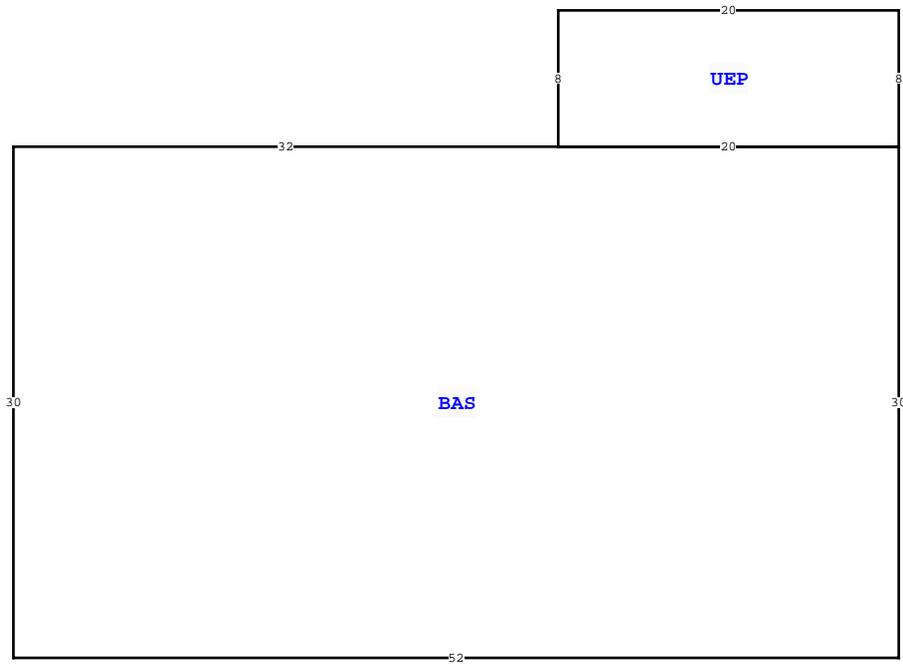
BARRON AUSTIN/BARRON ELIZABETH
354 NW WHITLEY GLN
LAKE CITY, FL 32055

2026

05-3S-17-04853-110

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
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
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	1,560	100	
UEP	160	70	
TOTALS	1,720		1,672
			95,856

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0200	02	1,672	105.0000	88.20	147,470	2005	2010	0	0	35.00	65.00		
1 MANUF 1 0% - 2025 Heated Area: 1560 HX Base Yr													



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			95,856	
TOTAL MARKET OB/XF VALUE			8,100	
TOTAL LAND VALUE - MARKET			20,000	
TOTAL MARKET VALUE			123,956	
SOH/AGL Deduction			0	
ASSESSED VALUE			123,956	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			123,956	
TOTAL JUST VALUE			123,956	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			124,492	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23246	M H	304	06/07/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1527/2134	11/15/2024	WD	U	I	41	160,000
GRANTOR: LAKE CITY PROPERTY DE						
GRANTEE: BARRON AUSTIN						
1509/1980	3/01/2024	WD	Q	I	01	48,300
GRANTOR: BUFFINGTON MARHTA ANN						
GRANTEE: LAKE CITY PROPERTY						

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	0263	PRCH,USP	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	600	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	500	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

TOTAL OB/XF														8,100										
LAND DESCRIPTION																								
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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000							

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W32 S30 E52 N30 UEP= N8 W20 S8 E20\$ W20\$.													