

THE N 132.58 FT OF THE S 1193.23
333.16 FT OF SE1/4 OF NE1/4, EX
(AKA PRCL #7).

SWAFFORD DONALD E
260 SW VISTA TER
LAKE CITY, FL 32024

2026

05-4S-16-02773-034



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	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	01
NEIGHBORHOOD/LOC	5416.0200	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,512	100	2023
TOTALS	1,512		1,512
			169,739

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	2	100%	-	2024							
				Heated Area:	1512			HX Base Yr	2024			

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		169,739	
TOTAL MARKET OB/XF VALUE		8,100	
TOTAL LAND VALUE - MARKET		17,647	
TOTAL MARKET VALUE		195,486	
SOH/AGL Deduction		2,831	
ASSESSED VALUE		192,655	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		141,244	
TOTAL JUST VALUE		195,486	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		192,687	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043359	Mobile Home		12/10/2021
16375	M H	125	12/07/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1471/239	7/12/2022	QC	U	I	11	100
GRANTOR: SWAFFORD MARGARET P						
GRANTEE: SWAFFORD DONALD E						
1429/2667	2/08/2021	QC	U	I	11	100
GRANTOR: DANIEL DANA J						
GRANTEE: SWAFFORD MARGARET P						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0296	SHED METAL	0	100	0	0	0	0.00	0.00	100
2	0285	SALVAGE	0	100	0	0	0	1,000.00	1,000.00	100
3	9945	Well/Sept	0	100	0	0	0	7,000.00	7,000.00	100

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/16/2026	MLU

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=2023;ORIG=15,11] E56 S27 W56 N27 \$									

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		A-1	0.00	0.00	0.86	AC		1.00	1.00	1.14	18,000.00	20,520.00	17,647							