LOT 11 BLOCK A WOODGATE VILLAGE
773-1859, 791-142, 793-297, WD 1

TRUST NO 257 SW ASPEN GLEN DATED JUNE 30, 3021
301 W BAY ST, SUITE 1457
JACKSONVILLE, FL 32202

2027

05-4S-16-02777-012

BUILDING CHARACTERISTICS

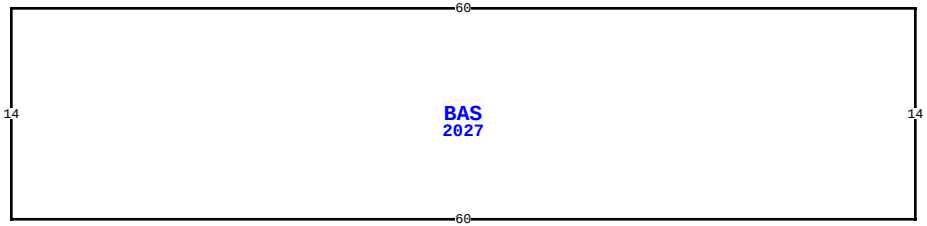
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		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 06
NEIGHBORHOOD/LOC	5416.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	840	100	2027	840	76,256
TOTALS	840			840	76,256

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	840	113.5000	105.56	88,670	2018	2018	0	0	0	14.00	86.00

2 MANUF 1 0% - 2027 Heated Area: 840 HX Base Yr



257 SW ASPEN GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 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	8	10	80.00	UT	5.00	5.00	100	1993	1993	3	100	400	
2	0060	CARPORT F	0	0	23	24	552.00	UT	3.00	3.00	100	1993	1993	3	100	1,656	
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: 2	Tax Dist:
BUILDING MARKET VALUE	76,256
TOTAL MARKET OB/XF VALUE	5,056
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	99,812
SOH/AGL Deduction	0
ASSESSED VALUE	99,812
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	99,812
TOTAL JUST VALUE	99,812
NCON VALUE	76,256
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	44,960

BLDG:1:1: COMM MH
SALE:2:1: INCLUDED MH - LOT 11 BLK A UNIT 1 WOODGA
XFOB:1:1: COMM M H ID#R17352 & RP#033822 ORB 773-1
SALE:1:1: LOT 11 BLOCK A UNIT 1 WOODGATE VILLAGE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056011	Mobile Home		06/30/2026
000055571	Right-of-Way Acce		04/29/2026

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1441/1806	6/30/2021	WD	U	I	11	100
GRANTOR: WARREN DARRELL						
GRANTEE: TRUST NO 257 SW ASP						
1411/1531	5/13/2020	WD	U	I	37	20,000
GRANTOR: DANIEL & ANNA LEE THO						
GRANTEE: DARRELL WARREN & DE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2027;ORIG=17,11] E60 S14 W60 N14 $
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LAND DESCRIPTION

TOTAL OB/XF 5,056

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	0102	C	SFR/MH	0		RMH-2	75.00	145.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 09/23/2026 BY JB Total Acres: 0.25 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS