LOT 12 BLOCK A WOODGATE
VILLAGE UNIT 1.
527-697, 659-271, 715-304, 821

DAVIS JAY S
P O BOX 1508
LAKE CITY, FL 32056

**2027**

**05-4S-16-02777-013**

## BUILDING CHARACTERISTICS

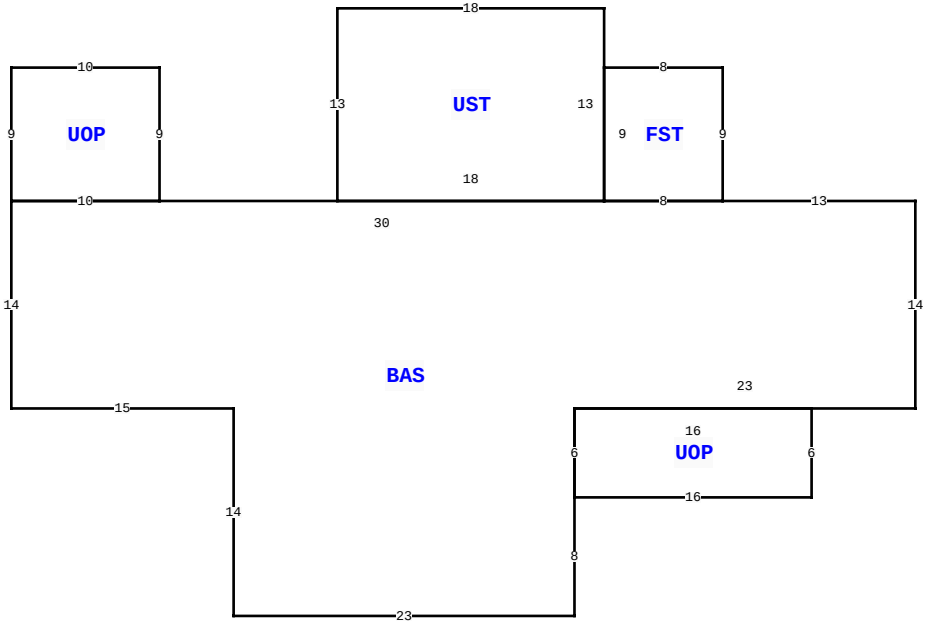
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 14 | PREFIN MT 100 |
| Interior Wall | 04 | PLYWOOD 50 |
| Interior Wall | 05 | DRYWALL 50 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 08 | SHT VINYL 10 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 2 100 |
| 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 06 |
| NEIGHBORHOOD/LOC | 5416.0100 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,176 | 100 | | 1,176 | 32,853 |
| FST | 72 | 55 | | 40 | 1,118 |
| UOP | 90 | 25 | | 22 | 614 |
| UOP | 96 | 25 | | 24 | 670 |
| UST | 234 | 45 | | 105 | 2,933 |
| TOTALS | 1,668 | | | 1,367 | 38,188 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0800 | 02 | 1,367 | 116.4000 | 69.84 | 95,471 | 1982 | 1982 | 0 | 0 | 0 | 60.00 | 40.00 |

1 MOBILE HME 0% - 0 Heated Area: 1176 HX Base Yr




273 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 | 0120 | CLFENCE 4 | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2006 | 2006 | 3 | 100 | 600 | |
| 2 | 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 | 38,188 |
| TOTAL MARKET OB/XF VALUE | 3,600 |
| TOTAL LAND VALUE - MARKET | 18,500 |
| TOTAL MARKET VALUE | 60,288 |
| SOH/AGL Deduction | 3,734 |
| ASSESSED VALUE | 56,554 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 56,554 |
| TOTAL JUST VALUE | 60,288 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 60,288 |

SALE:3:1: LOT 12 BLOCK A WOODGATE VILLAGE UNIT 1.

XFOB:2:1: NOBI MH

SALE:2:1: LOT 12 BLOCK A WOODGATE VILLAGE UNIT 1

SALE:1:1: MH ADDED SINCE SALE

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1366/1299 | 8/13/2018 | TD | U | I | 18 | 14,000 |
| GRANTOR: CLERK OF COURT | | | | | | |
| GRANTEE: JAY S DAVIS | | | | | | |
| 0954/1409 | 5/29/2002 | PR | Q | I | 06 | 100 |
| GRANTOR: BONNIE PURSLEY STEVE | | | | | | |
| GRANTEE: STEVE MACK | | | | | | |

### BUILDING NOTES

### BUILDING DIMENSIONS

BAS= W13 FST= N9 W8 S9 E8$ W8 UST= N13 W18 S13 E18 $ W30 UOP= N9 W10 S9 E10$ W10 S14 E15 S14 E23 N8 UOP= E16 N6 W16 S6$ N6 E23 N14$.

## LAND DESCRIPTION

TOTAL OB/XF 3,600

| 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 | | 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 10/03/2023 BY JB Total Acres: 0.25 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS