

COMM NE COR OF SW1/4, RUN W
40 FT TO W R/W BIRLEY RD, S
1380.67 FT FOR POB, CONT S

SUTTON LINDA S
1988 SW BIRLEY AVE
LAKE CITY, FL 32024

2026

05-4S-16-02780-019

| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|--------------|--------|
| ELEMENT | CD | | |
| Exterior Wall | 31 | VINYL SID | 100 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 14 | PREFIN MT | 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 | 01 |
| NEIGHBORHOOD/LOC | 5416.0300 1.00/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,512 | 100 | |
| UOP | 192 | 25 | |
| TOTALS | 1,704 | | |
| TOTALS | | 1,560 | 95,092 |

| 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% | - | 2009 | | | | | | |
| Heated Area: 1512 | | | | | | HX Base Yr 2009 | | | | | |
| | | | | | | | | | | | |
| BLD DATE | | LGL DATE | | | | | | | | | |
| XF DATE | | LAND DATE | 04/08/2025 | MLU | | | | | | | |
| INC DATE | | AG DATE | | | | | | | | | |

| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 2 |
|---------------------------|-------|-------------|----------|
| VALUATION SUMMARY | | | |
| VALUATION BY | | | STANDARD |
| Tax Group: 2 | | Tax Dist: | |
| BUILDING MARKET VALUE | | | 95,092 |
| TOTAL MARKET OB/XF VALUE | | | 7,800 |
| TOTAL LAND VALUE - MARKET | | | 26,000 |
| TOTAL MARKET VALUE | | | 128,892 |
| SOH/AGL Deduction | | | 78,631 |
| ASSESSED VALUE | | | 50,261 |
| TOTAL EXEMPTION VALUE | HX HB | | 25,261 |
| BASE TAXABLE VALUE | | | 25,000 |
| TOTAL JUST VALUE | | | 128,892 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 128,892 |

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

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1144/1179 | 2/27/2008 | WD Q | Q | I | | 67,900 |
| GRANTOR: BRENT D HOLLINGSWORTH | | | | | | |
| GRANTEE: LINDA S SUTTON | | | | | | |
| 1029/0532 | 9/16/2004 | WD Q | Q | I | 01 | 33,500 |
| GRANTOR: GREENTREE | | | | | | |
| GRANTEE: BRENT D HOLLINGSWOR | | | | | | |

| EXTRA FEATURES | | | | | | | | | | | |
|----------------|------------|-------------|---------|-----|---|-------|----|-------|----------------|-----------|---------|
| L N | OB/XF CODE | DESCRIPTION | BLD CAP | L | W | UNITS | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| 1 | 9945 | Well/Sept | 0 | 100 | 0 | 0 | | 1.00 | 7,000.00 | 100 | |
| 2 | 0294 | SHED WOOD/ | 0 | 100 | 0 | 0 | | 1.00 | 800.00 | 100 | 2024 |

| TOTAL OB/XF | | | | | | | | | | | | 7,800 | | | |
|-------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-------|--|--|--|
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | | | | |
| 1 | 0200 | C | MBL HM | 100 | | A-1 | 0.00 | 0.00 | 1.00 | LT | | | | | |

| BUILDING NOTES | | | | | | | | | | | |
|----------------|--|--|--|--|--|--|--|--|--|--|--|
| | | | | | | | | | | | |

| BUILDING DIMENSIONS | | | | | | | | | | | |
|----------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|
| BAS= W56 S27 E16 UOP= S12 E16 N12 W16\$ E40 N27\$. | | | | | | | | | | | |

| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | % 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 | 1.00 | LT | | 1.00 | 1.00 | 26,000.00 | 26,000.00 | 26,000 | | | | | | | |