

BEG SE COR OF NE1/4 OF SE1/4, RU  
N 202.95 FT TO S R/W OF CO RD, N  
514.21 FT, S 256.30 FT TO POB EX

REDD TINA LOUISE  
1948 SW HOWELL ST  
LAKE CITY, FL 32024

**2026**

05-6S-17-09611-001  
VALUATION SUMMARY

ELEMENT		CD	CONSTRUCTION
Exterior Wall	31	VINYL	SID 100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	04	PLYWOOD	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
Architectual	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	0202 MOBILE HOME/M HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	5617.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,248	100	
USP	88	35	
USP	104	35	
TOTALS	1,440		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MOBILE HME	100%	- 0									Heated Area: 1248 HX Base Yr	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			52,179
TOTAL MARKET OB/XF VALUE			14,850
TOTAL LAND VALUE - MARKET			25,440
TOTAL MARKET VALUE			92,469
SOH/AGL Deduction			46,273
ASSESSED VALUE			46,196
TOTAL EXEMPTION VALUE	HX HB SX WX		37,775
BASE TAXABLE VALUE			8,421
TOTAL JUST VALUE			92,469
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			90,879

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19782	RECONNECT	50	07/29/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1351/0242	12/12/2017	QC	U	I	11	100
GRANTOR: ZACHARY DWIGHT REDD						
GRANTEE: REDD TINA LOUISE						
0958/0898	7/12/2002	WD	U	I	07	13,000
GRANTOR: JAMES GOLDEN						
GRANTEE: SAMMY & TINA REDD						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0294	SHED WOOD/	0	100	13	17	1.00	UT	0.00	0.00
2	0294	SHED WOOD/	0	100	12	12	1.00	UT	700.00	700.00
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00
6	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00
7	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00

TOTAL OB/XF																								
14,850																								
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	1.42	AC		1.00	1.00	1.00	16,000.00	16,000.00	22,720							
2	0200	C	MBL HM	100		A-1	0.00	0.00	0.17	AC		1.00	1.00	1.00	16,000.00	16,000.00	2,720							

BUILDING NOTES									
BLD DATE									
XF DATE									
INC DATE									
LGL DATE									
LAND DATE									
AG DATE									
05/06/2026 MLU									

BUILDING DIMENSIONS									
BAS= W21 USP= N8 W11 S8 E11\$ W11 USP= N8 W13 S8 E13 \$ W20 S24 E52 N24\$.									

REVIEW DATE																								
09/29/2017 BY DF																								

