

COMM NW COR OF NW1/4 OF SE1/4, S
 FT FOR POB, CONT E 558.20 FT, N
 294.05 FT, N 155 FT, W 179.42 FT

CAMPBELL STEVEN
 206 NW SUGAR GLN
 LAKE CITY, FL 32055

2026

06-3S-16-02014-004



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	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	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	6316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,560	100	2025
TOTALS	1,560		1,560
			175,261

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% - 2026		Heated Area: 1560					HX Base Yr	2026	

BAS
2025

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		175,261	
TOTAL MARKET OB/XF VALUE		7,000	
TOTAL LAND VALUE - MARKET		32,000	
TOTAL MARKET VALUE		214,261	
SOH/AGL Deduction		0	
ASSESSED VALUE		214,261	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		162,850	
TOTAL JUST VALUE		214,261	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		208,776	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049290	Mobile Home		02/26/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1502/777	11/03/2023	QC	U	I	11	100
GRANTOR: CAMPBELL MARLA						
GRANTEE: CAMPBELL STEVEN						
1499/1879	9/27/2023	QC	U	I	11	100
GRANTOR: TROWELL JACQUELINE						
GRANTEE: CAMPBELL MARLA BRIN						

EXTRA FEATURES		158 NW SUGAR LN, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	9945	Well/Sept	7,000.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	MLU	SPF
			04/20/2026	07/13/2022			

L N	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	9945	Well/Sept	0	100	0	0	1.00	UT 7,000.00	100	2025	2024		100	7,000	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2025;ORIG=15,15] E52 S30 W52 N30 \$	

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					2.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,000							