COMM SW COR OF SE1/4, RUN EAST 2 FT, EAST 1207.05 FT, S 20 FT FOR S 130 FT, W 200 FT, N 130 FT TO

GARATE LYNN S/GARATE TERRY A
144 SW LORDS GLN
LAKE CITY, FL 32024

2026

06-4S-16-02788-023

BUILDING CHARACTERISTICS

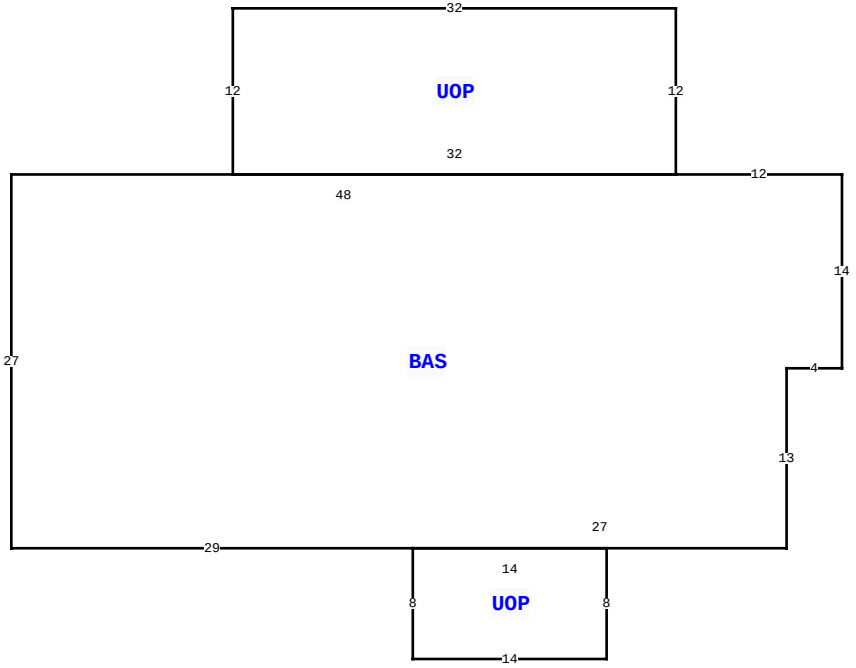
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	6416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,568	100		1,568	92,337
UOP	112	25		28	1,649
UOP	384	25		96	5,653
TOTALS	2,064			1,692	99,639

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,692	113.9000	107.07	181,162	1999	1999	0	0	0	45.00	55.00

1 MANUF 1 0% - 2022 Heated Area: 1568 HX Base Yr



200 SW LORDS GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/15/2026 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	12	28	336.00	UT	7.50	7.50	100	2004	2004	3	100	2,520	
2	0252	LEAN-TO W/	0	0	11	28	308.00	UT	2.00	2.00	100	2004	2004	3	100	616	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	99,639
TOTAL MARKET OB/XF VALUE	6,436
TOTAL LAND VALUE - MARKET	4,800
TOTAL MARKET VALUE	110,875
SOH/AGL Deduction	6,307
ASSESSED VALUE	104,568
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	104,568
TOTAL JUST VALUE	110,875
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	110,275

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27117	M H	468	06/26/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1455/2731	12/27/2021	QC	U	I	11	100
GRANTOR: MAYS BETTY J						
GRANTEE: GARATE LYNN S						
1286/2040	12/23/2014	QC	U	I	11	100
GRANTOR: PATRICIA C BEAUCHAMP						
GRANTEE: ROBERT S JR & BETTY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 UOP= N12 W32 S12 E32$ W48 S27 E29 UOP= S8 E14 N8 W14$ E27 N13 E4 N14$.

LAND DESCRIPTION

TOTAL OB/XF 6,436

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		A-1	0.00	0.00	0.60	AC		1.00	1.00	1.00	8,000.00	8,000.00	4,800							

REVIEW DATE 08/01/2023 BY JB Total Acres: 0.60 Total Land Value: 4,800 Market: 0 Agricultural: 0 Common: 4,800 PRINTED 06/26/2026 BY SYS