

COMM AT NW COR OF NW1/4 OF SE 1/
 RUN E 205 FT, S 30 FT, E 476.41
 E 181 FT, S 180.50 FT, W 181 FT,

SHAW STEPHEN D/SHAW LORI R
 595 SW DUCKETT CT
 LAKE CITY, FL 32024

2026

06-4S-16-02788-026


ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
31	VINYL SID 100		
03	GABLE/HIP 100		
03	COMP SHNGL 100		
05	DRYWALL 100		
14	CARPET 90		
08	SHT VINYL 10		
03	CENTRAL 100		
04	AIR DUCTED 100		
	Bedrooms	3	100
	Bathrooms	2	100
1.	Stories	1.	100
01	CONV 100		
	Units	0	100
03	03 100		
01	01 100		
03	03		
0200	MOBILE HOME		
	MAP NUM		01
	NEIGHBORHOOD/LOC	6416.00	1.00/
	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,356	100	2,356 127,520
TOTALS	2,356		2,356 127,520

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	2,356	102.5100	98.41	231,854	2006	2006	0	0	45.00	55.00
1 MANUF 1 100% - 2006 Heated Area: 2356 HX Base Yr 2006											

BAS

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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		127,520	
TOTAL MARKET OB/XF VALUE		13,400	
TOTAL LAND VALUE - MARKET		15,000	
TOTAL MARKET VALUE		155,920	
SOH/AGL Deduction		67,497	
ASSESSED VALUE		88,423	
TOTAL EXEMPTION VALUE		56,411	
BASE TAXABLE VALUE		32,012	
TOTAL JUST VALUE		155,920	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		152,325	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23506	M H	0	08/18/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1472/23	7/22/2022	WD	U	I	11	100
GRANTOR: SHAW STEPHEN D AKA ST						
GRANTEE: SHAW STEPHEN D						
1050/0887	6/17/2005	WD	Q	V	06	100
GRANTOR: SHAW						
GRANTEE: SHAW						

EXTRA FEATURES																
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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	2006	2006	3	100	1,200	
2	0060	CARPORT F	0	100	18	20	360.00	UT	5.00	100	2006	2006	3	100	1,800	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	100	2014	2014	3	100	1,200	
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	1,400.00	100	2024	2023		100	1,400	
6	0060	CARPORT F	0	100	0	0	1.00	UT	800.00	100	2024	2023		100	800	

TOTAL OB/XF												13,400					
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE												
				04/15/2026	MLU												

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W76 S31 E76 N31\$.											

LAND DESCRIPTION												TOTAL OB/XF												13,400					
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			0.00	0.00	0.75	AC		1.00	1.00	1.25	16,000.00	20,000.00	15,000												