

COMM NW COR OF NW1/4 OF SE1/4, R  
S 362.62 FT, E 477.20 FT FOR POB  
FT, N 150.40 FT, W 181.01 FT, S

NASH DOROTHY  
537 SW DUCKETT CT  
LAKE CITY, FL 32024

**2026**

06-4S-16-02788-029  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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 Units	01	CONV	100
		0	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
BAS	1,144	100	
			TOT ADJ AREA
			1,144
			SUBAREA MARKET VALUE
			71,043
TOTALS	1,144		1,144
			71,043

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: 1144						HX Base Yr 2009					

BAS

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			71,043
TOTAL MARKET OB/XF VALUE			3,000
TOTAL LAND VALUE - MARKET			10,080
TOTAL MARKET VALUE			84,123
SOH/AGL Deduction			35,456
ASSESSED VALUE			48,667
TOTAL EXEMPTION VALUE	HX HB SX		48,667
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			84,123
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			87,168

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046377	Remodel	15,288	01/26/2023
000046219	Roof Replacement	7,042	01/09/2023
27303	M H	421	08/29/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1155/1890	7/31/2008	WD	Q	V	01	100
GRANTOR: RAY & DOTTIE SHAW						
GRANTEE: DOROTHY NASH						

EXTRA FEATURES		BLD DATE		LGL DATE		XF DATE		INC DATE		04/15/2026		MLU	
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q
1	9947	Septic	0	100	0	0	UT	3,000.00	3,000.00	100			3
													100
													3,000

LAND DESCRIPTION												TOTAL OB/XF												3,000											
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	0.63	AC		1.00	1.00	1.00	16,000.00	16,000.00	10,080																		

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS= W44 S26 E44 N26\$.											

REVIEW DATE																							
08/01/2023 BY JB																							
Total Acres: 0.63 Total Land Value: 10,080 Market: 0 Agricultural: 0 Common: 10,080 PRINTED 06/23/2026 BY SYS																							