

COMM SW COR OF SE1/4, E 205 FT,
R/W OF SR-252, CONT N 2599.92 FT
SE1/4, E 1207.05 FT FOR POB, CON

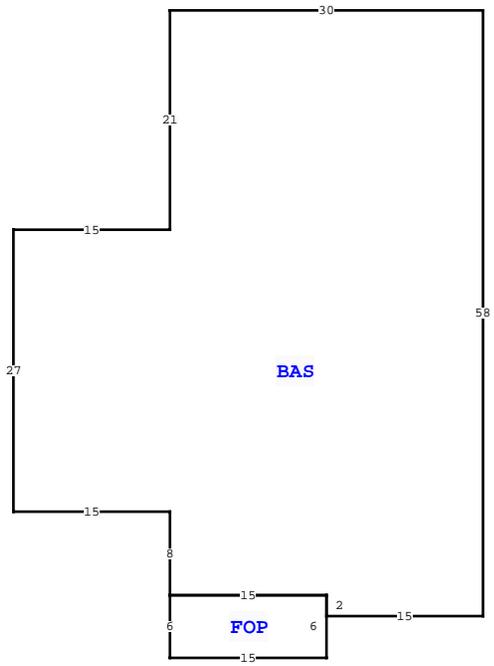
GARATE LYNN S/GARATE TERRY A
144 SW LORDS GLN
LAKE CITY, FL 32024

2026

06-4S-16-02788-031


ELEMENT		CD	BUILDING CHARACTERISTICS		
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 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 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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,115	100		2,115	148,419
FOP	90	35		32	2,245
TOTALS	2,205			2,147	150,665

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%	- 2024	Heated Area: 2115			HX Base Yr 2024				



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		150,665	
TOTAL MARKET OB/XF VALUE		16,840	
TOTAL LAND VALUE - MARKET		42,900	
TOTAL MARKET VALUE		210,405	
SOH/AGL Deduction		109,098	
ASSESSED VALUE		101,307	
TOTAL EXEMPTION VALUE		51,411	
BASE TAXABLE VALUE		49,896	
TOTAL JUST VALUE		210,405	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		201,502	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27647	M H	610	02/20/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1455/2348	12/27/2021	WD	U	I	37	240,000

GRANTOR: MAYS BETTY J
GRANTEE: GARATE LYNN S

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/21/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W30 S21 W15 S27 E15 S8 FOP= S6 E15 N6 W15\$ E15 S2 E15 N58\$.	

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	2014	2009	3	100	1,200	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
3	0294	SHED WOOD/	0	100	18	32	1.00	UT	8,640.00	100	2024	2023		100	8,640	

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		A-1	0.00	0.00	3.90	AC		1.00	1.00	1.00	11,000.00	11,000.00	42,900							