

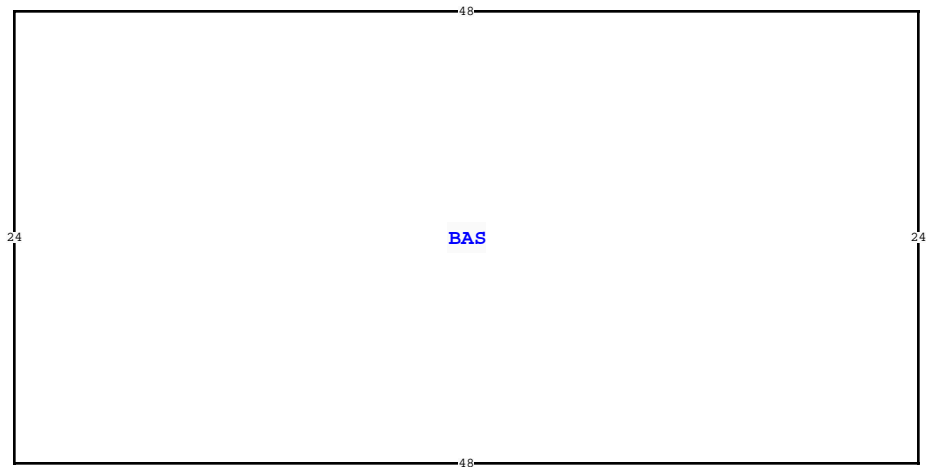
N 2.1 AC OF N1/2 OF S1/2 OF  
 NW1/4 OF NW1/4 AS LIES E OF  
 ACL RR EX A PARCEL 60 FT N & S

WILSON TERRY A  
 166 SW WINTER WAY  
 LAKE CITY, FL 32025

**2026**

06-4S-17-08038-001  


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	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	06
NEIGHBORHOOD/LOC	6417.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,152	100	
TOTALS	1,152		67,840

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	1,152	113.9000	107.07	123,345	1998	1998		0	0	45.00	55.00
1 MANUF 1 0% - 0 Heated Area: 1152 HX Base Yr												
												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE							
BAS	1,152	100		1,152	67,840							
TOTALS	1,152			1,152	67,840							

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 2				Tax Dist:	
BUILDING MARKET VALUE				67,840	
TOTAL MARKET OB/XF VALUE				1,350	
TOTAL LAND VALUE - MARKET				16,905	
TOTAL MARKET VALUE				86,095	
SOH/AGL Deduction				5,972	
ASSESSED VALUE				80,123	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				80,123	
TOTAL JUST VALUE				86,095	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				86,095	
LAND:1:1: 60 X 190 + 43,978 SF.					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
16523	M H	125	01/21/2000		
15290	M H	125	03/26/1999		

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1226/0481	12/17/2005	QC	Q	V	03	100	
GRANTOR: HUGH WILSON SR							
GRANTEE: TERRY A WILSON							
0955/1946	6/14/2002	QC	Q	V	03	100	
GRANTOR: HUGH WILSON SR							
GRANTEE: HUGH A WILSON SR &							

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	0081	DECKING WI	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	150	
2	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	2010	2010	3	100	1,200	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

BUILDING NOTES												
BUILDING DIMENSIONS												
BAS= W48 S24 E48 N24\$.												

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	0		RSF/MH	60.00	190.00	1.96	AC		1.00	1.00	0.75	11,500.00	8,625.00	16,905								