

COMM NW COR OF SEC, RUN E
831.44 FT, S 1149.95 FT FOR
POB, CONT S 175 FT, E 250 FT,

WILSON SANDRA
314 SW WATERS CT
LAKE CITY, FL 32024

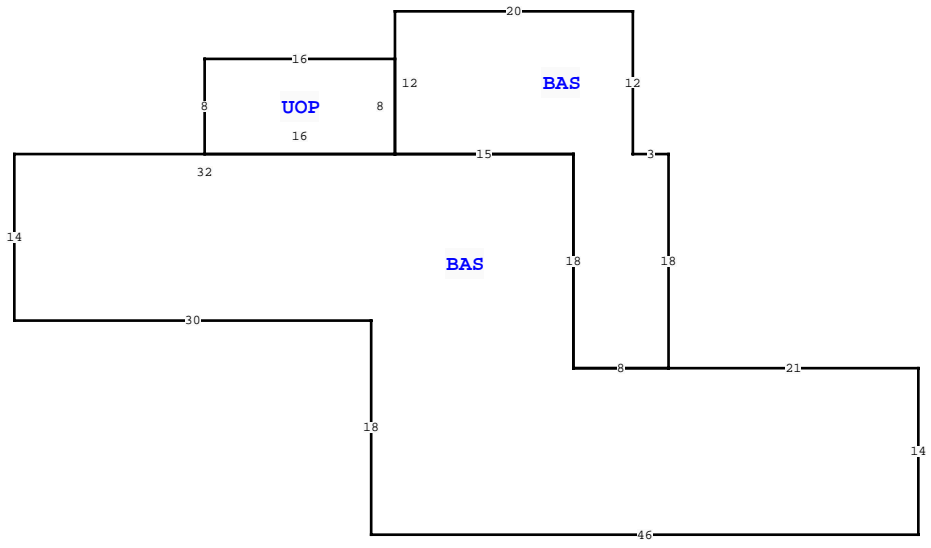
2026

07-4S-16-02796-001



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
03	BELOW AVG. 100				
03	GABLE/HIP 100				
01	MINIMUM 100				
04	PLYWOOD 100				
14	CARPET 90				
08	SHT VINYL 10				
03	CENTRAL 100				
04	AIR DUCTED 100				
4	100				
3	100				
1.	1. 100				
01	CONV 100				
0	100				
02	02 100				
01	01 100				
03	03				
0200	MOBILE HOME				
			01		
		7416.00	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	384	100		384	6,935
BAS	1,370	100		1,370	24,742
UOP	128	25		32	578
TOTALS	1,882			1,786	32,255

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,786	75.2490	45.15	80,638	1989	1989	0	0	60.00	40.00
2 MOBILE HME 100% - 2011 Heated Area: 1754 HX Base Yr 2011											



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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		32,255	
TOTAL MARKET OB/XF VALUE		16,600	
TOTAL LAND VALUE - MARKET		18,000	
TOTAL MARKET VALUE		66,855	
SOH/AGL Deduction		26,012	
ASSESSED VALUE		40,843	
TOTAL EXEMPTION VALUE		HX HB 25,000	
BASE TAXABLE VALUE		15,843	
TOTAL JUST VALUE		66,855	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		63,855	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051055	Electrical Servic	0	10/11/2024
000044046	Mobile Home		03/30/2022
000043586	Electrical Servic	0	01/25/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1194/0786	5/14/2010	QC	U	I	16	100

GRANTOR: WILLIE F WATERS
GRANTEE: SANDRA WILSON

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	0070	CARPOT UF	0	100	0	0		1.00	UT 0.00	0.00	100	1993	1993	3	100	500
2	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100			3	100	7,000
3	0252	LEAN-TO W/	0	100	0	0		1.00	UT 0.00	0.00	100	2006	2006	3	100	100
4	0296	SHED METAL	0	100	0	0		1.00	UT 0.00	0.00	100	2014	2014	3	100	2,600
5	0294	SHED WOOD/	0	100	0	0		1.00	UT 0.00	0.00	100	2014	2014	3	100	300
6	0296	SHED METAL	0	100	0	0		1.00	UT 0.00	0.00	100	2019	2019	3	100	2,600
7	0296	SHED METAL	0	100	0	0		1.00	UT 3,500.00	3,500.00	100	2024	2023	100	100	3,500

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	1.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

BLD DATE												LGL DATE											
XF DATE												LAND DATE											
INC DATE												AG DATE											
												04/16/2026 MLU											

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W21 BAS= N18 W3 N12 W20 S12 E15 S18 E8\$ W8 N18 W15 UOP= N8 W16 S8 E16\$ W32 S14 E30 S18 E46 N14\$.											