

COMM AT NW COR OF NW1/4 OF SW1/4
E 656.96 FT TO POB, CONT E 687.4
R/W DEKLE RD, S 330.99 FT, W 689

MUCK DENNIS LOUIS/MUCK PERIA BEATRIZ
218 SW WICOX GLN
LAKE CITY, FL 32056

2026

07-4S-16-02806-033



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 Floor	13	LAM/VNLPLK	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	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	01
NEIGHBORHOOD/LOC	7416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,800	100	2024
UOP	72	25	2024
TOTALS	1,872		1,818

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: 1800						HX Base Yr 2024					
218 SW WILLCOX GLN, LAKE CITY											
BLD DATE			LGL DATE			04/22/2026			MLU		
XF DATE			LAND DATE			12/18/2023			SPF		
INC DATE			AG DATE								

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			183,735
TOTAL MARKET OB/XF VALUE			40,500
TOTAL LAND VALUE - MARKET			62,760
TOTAL MARKET VALUE			286,995
SOH/AGL Deduction			9,572
ASSESSED VALUE			277,423
TOTAL EXEMPTION VALUE	HX HB VX		56,411
BASE TAXABLE VALUE			221,012
TOTAL JUST VALUE			286,995
NCON VALUE			32,700
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			256,992

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052744	Storage Building	42,000	03/28/2025
000052602	Right-of-Way Acce		03/14/2025
40502	M H	0	09/08/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1500/2540	10/10/2023	WD	Q	I	01	285,000
GRANTOR: GIEBEIG GERALD P						
GRANTEE: MUCK DENNIS LOUIS						
1500/2295	10/09/2023	WD	Q	I	05	102,300
GRANTOR: MCCRANIE LANDS I, LLC						
GRANTEE: GIEBEIG GERALD P						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100
2	9946	Well	0	100	0	0	1.00	UT	4,000.00	4,000.00	100
3	0296	SHED METAL	0	100	0	0	1.00	UT	800.00	800.00	100
4	0030	BARN, MT	0	100	0	0	1.00	UT	31,500.00	31,500.00	100
5	0296	SHED METAL	0	100	0	0	1.00	UT	1,200.00	1,200.00	100
TOTALS											

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					5.23	AC		1.00	1.00	1.00	12,000.00	12,000.00	62,760							