COMM NE COR OF NE1/4 OF SE1/4, R
FT FOR POB, RUN S 344 FT, W 242.
FT, E 242.26 FT TO POB. (AKA LOT

ALBRITTON LAWRENCE WANDELL
401 SW PARKER LN
LAKE CITY, FL 32024

2027

07-4S-16-02808-014

BUILDING CHARACTERISTICS

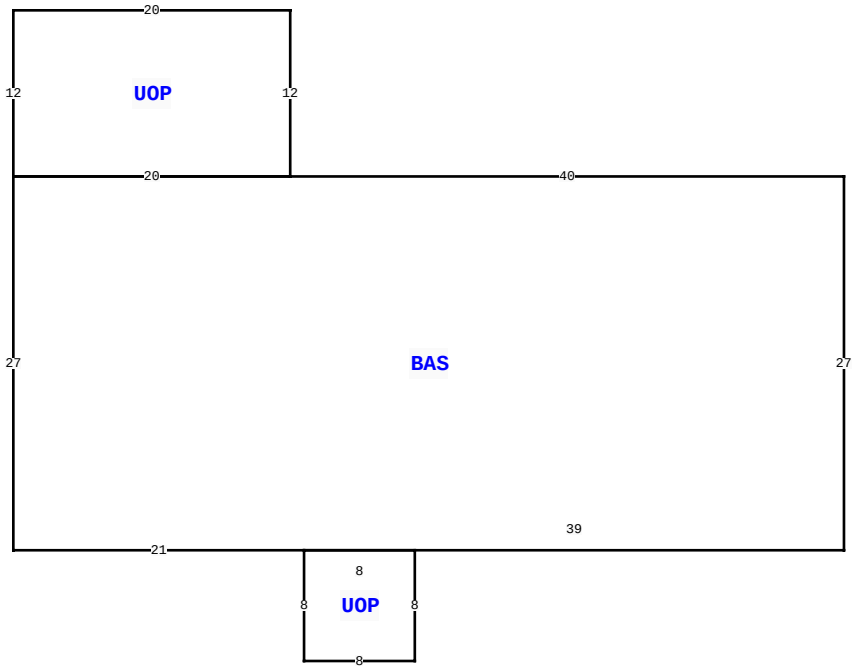
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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 01
NEIGHBORHOOD/LOC	7416.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	96,041
UOP	64	25		16	949
UOP	240	25		60	3,557
TOTALS	1,924			1,696	100,547

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,696	115.9000	107.79	182,812	1982	1982	0	0	0	45.00	55.00

2 MANUF 1 0% - 0 Heated Area: 1620 HX Base Yr



401 SW PARKER LN, LAKE CITY

BLD DATE		LGL DATE	04/20/2026 MLU
XF DATE		LAND DATE	
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	100,547
TOTAL MARKET OB/XF VALUE	11,950
TOTAL LAND VALUE - MARKET	30,720
TOTAL MARKET VALUE	143,217
SOH/AGL Deduction	13,710
ASSESSED VALUE	129,507
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	129,507
TOTAL JUST VALUE	143,217
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	144,298

PRMT:1:1: ROOF MBL HOME

BLDG:1:1: FIES MH

XFOB:1:1: FRONTIER M H

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7433	REMODEL	8,650	08/02/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1390/0249	6/27/2019	QC	U	I	11	100

GRANTOR: GLENN BUCKNER

GRANTEE: LAWRENCE WANDELL AL

0815/0064	11/30/1995	WD	Q	I	03	0

GRANTOR: MARIAN L MILLER (FKA

GRANTEE: GLENN BUCKNER

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 UOP= N12 W20 S12 E20$ W20 S27 E21 UOP= S8 E8 N8 W8$ E39 N27$.

EXTRA FEATURES

LN	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	0	0	0	1.00	UT	1,200.00	1,200.00	100	2001	2001	3	100	1,200	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	0	0	0	1.00	UT	500.00	500.00	50	2006	2006	3	50	250	
5	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
6	0296	SHED METAL	0	0	0	0	1.00	UT	300.00	300.00	50	2006	2006	3	50	150	
7	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
8	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 11,950

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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		A-1	0.00	0.00	1.92	AC		1.00	1.00	1.00	16,000.00	16,000.00	30,720							

REVIEW DATE 02/12/2024 BY KS Total Acres: 1.92 Total Land Value: 30,720 Market: 0 Agricultural: 0 Common: 30,720 PRINTED 11/17/2026 BY SYS