COMM AT THE SW COR OF THE E 1/2
RUN N 883.88 FT. TO POB. CONT. N
580.80 FT, S 220.97 FT, W 580.80

BRANNON ADAM L
344 SW MOLLIE TER
LAKE CITY, FL 32024

2027

07-4S-16-02808-024

BUILDING CHARACTERISTICS

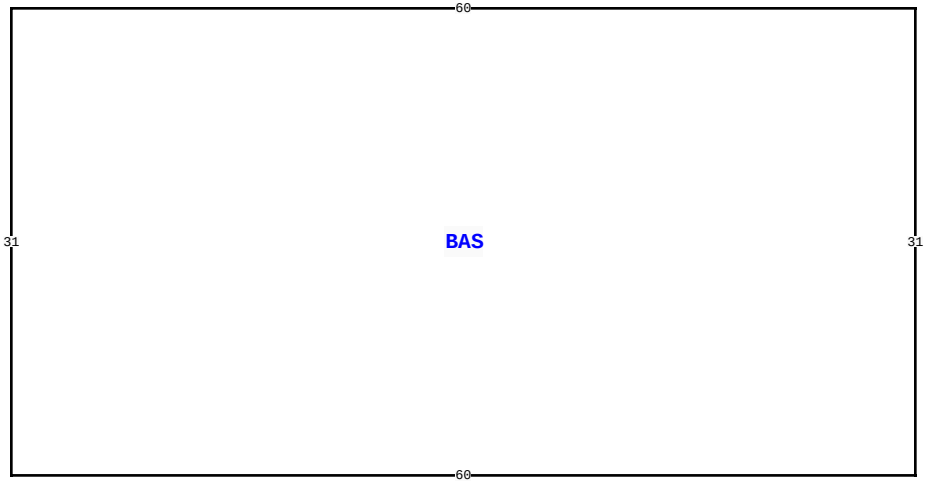
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,860	100		1,860	130,318
TOTALS	1,860			1,860	130,318

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,860	115.9000	107.79	200,489	2010	2010	0	0	0	35.00	65.00

1 MANUF 1 100% - 2011 Heated Area: 1860 HX Base Yr 2011



344 SW MOLLIE TER, LAKE CITY

BLD DATE		LGL DATE	04/21/2026 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		130,318
TOTAL MARKET OB/XF VALUE		15,976
TOTAL LAND VALUE - MARKET		47,200
TOTAL MARKET VALUE		193,494
SOH/AGL Deduction		74,928
ASSESSED VALUE		118,566
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		67,155
TOTAL JUST VALUE		193,494
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		194,897

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047427	Roof Replacement	8,113	06/09/2023
28472	M H	514	04/09/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1191/0503	3/10/2010	WD	U	V	16	23,300
GRANTOR: HENRY L BRANNON						
GRANTEE: ADAM L BRANNON						
1156/1518	8/14/2008	WD	Q	V		51,500
GRANTOR: MANGRUM CONSTRUCITON						
GRANTEE: ADAM L BRANNON & HE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S31 E60 N31$.

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	0166	CONC,PAVMT	0	100	20	24	480.00	UT	2.00	2.00	100	2014	2014	3	100	960	
2	0031	BARN,MT AE	0	100	24	24	576.00	UT	11.00	11.00	100	2014	2014	3	100	6,336	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0251	LEAN TO W/	0	100	10	24	240.00	UT	3.50	3.50	100	2014	2014	3	100	840	
5	0251	LEAN TO W/	0	100	10	24	240.00	UT	3.50	3.50	100	2014	2014	3	100	840	

LAND DESCRIPTION

TOTAL OB/XF 15,976

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	100		A-1	0.00	0.00	2.95	AC		1.00	1.00	1.00	16,000.00	16,000.00	47,200							

REVIEW DATE 02/12/2024 BY KS Total Acres: 2.95 Total Land Value: 47,200 Market: 0 Agricultural: 0 Common: 47,200 PRINTED 11/17/2026 BY SYS