

COMM SW COR OF NW1/4 OF NE1/4, R
 POB, N 333.67 FT, E 651.95 FT, S
 W 657.06 FT TO POB, EX ADD'L RD

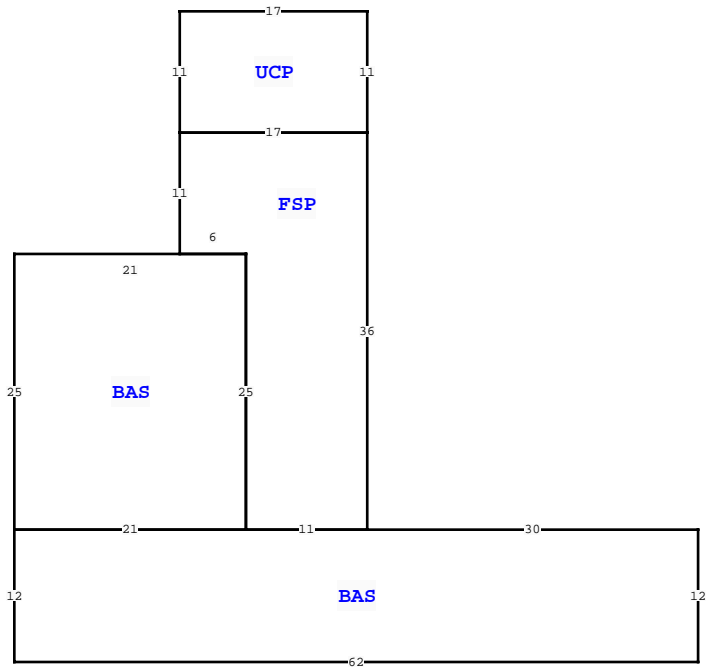
SESSA CYNDIE L
 2417 SW BIRLEY AVE
 LAKE CITY, FL 32024

2026

08-4S-16-02814-001

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	31 VINYL SID 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	04 PLYWOOD 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	2.5 100				
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	06				
NEIGHBORHOOD/LOC	8416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	525	100		525	14,226
BAS	744	100		744	20,160
FSP	462	40		185	5,013
UCP	187	20		37	1,002
TOTALS	1,918			1,491	40,400

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 2022								
				Heated Area: 1269							
					HX Base Yr 2022						



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			40,400
TOTAL MARKET OB/XF VALUE			18,700
TOTAL LAND VALUE - MARKET			31,200
TOTAL MARKET VALUE			90,300
SOH/AGL Deduction			12,798
ASSESSED VALUE			77,502
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			26,091
TOTAL JUST VALUE			90,300
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			90,300

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7791	M H	100	11/17/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1435/732	4/15/2021	WD Q	Q	I	01	79,900
GRANTOR: YENNER ELIZABETH ANN						
GRANTEE: SESSA CYNDIE L						
0767/1310	11/13/1992	WD Q	Q	I		44,000
GRANTOR: MURRAY WHIDDON						
GRANTEE: ELIZABETH YENNER						

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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
5	0030	BARN, MT	0	100	20	30	600.00	UT	15.00	15.00	100	2005	2005	3	100	9,000	
6	0130	CLFENCE 5	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	500	

TOTAL OB/XF												18,700					
BLD DATE												LGL DATE					
XF DATE												LAND DATE					
INC DATE												AG DATE					

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W30 FSP= N36 UCP= N11 W17 S11 E17\$ W17 S11 E6 S25 E11\$ W11 BAS= N25 W21 S25 E21\$ W21 S12 E62 N12\$.											

LAND DESCRIPTION												TOTAL OB/XF												18,700					
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	0102	C	SFR/MH	100		A-1	0.00	0.00	3.12	AC		1.00	1.00	1.00	10,000.00	10,000.00	31,200												