THE W 334 FT OF THE S 1329.20 FT
NE1/4, EX S 25 FT FOR RD R/W.

TIMBERLANE MOBILE HOME COMMUNITY LLC
337 SW TOMPKINS ST
LAKE CITY, FL 32024

**2027**

**09-4S-16-02818-002**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 2802 | MH PARK | |
| MAP NUM | | MKT AREA | 06 |
| NEIGHBORHOOD/LOC | 9416.00 | 1.00/ | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| | | | | | |
| TOTALS | | | | | |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

110 SW WOODBERRY CT, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/09/2025 MLU |
| INC DATE | | AG DATE | |

## COLUMBIA COUNTY PROPERTY

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### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 101,324 |
| TOTAL LAND VALUE - MARKET | 90,000 |
| TOTAL MARKET VALUE | 191,324 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 191,324 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 191,324 |
| TOTAL JUST VALUE | 191,324 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 191,324 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000052739 | Roof Replacement | 3,000 | 03/28/2025 |
| 000051780 | Roof Replacement | 11,000 | 12/11/2024 |
| 000051116 | Roof Replacement | 7,151 | 10/16/2024 |
| 000050533 | Roof Replacement | 16,080 | 08/12/2024 |
| 000048959 | Roof Replacement | 5,250 | 01/04/2024 |
| 000048510 | Roof Replacement | 6,950 | 10/26/2023 |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1070/0047 | 12/30/2005 | WD | Q | V | | 173,800 |
| GRANTOR: MARK AND PATTI GOODSO | | | | | | |
| GRANTEE: TIMBERLANE MOBILE H | | | | | | |
| 0696/0456 | 9/11/1989 | WD | Q | V | | 35,000 |
| GRANTOR: BAILEY LOID | | | | | | |
| GRANTEE: GOODSON MARK | | | | | | |

### BUILDING NOTES

### BUILDING DIMENSIONS

## 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 | 0259 | MHP HOOKUP | 0 | 0 | 0 | 0 | 34.00 | UT | 4,300.00 | 4,300.00 | 50 | 0 | 0 | 3 | 50 | 73,100 | |
| 2 | 0260 | PAVEMENT-A | 0 | 0 | 0 | 0 | 1.00 | UT | 12,240.00 | 12,240.00 | 70 | 0 | 0 | 3 | 70 | 8,568 | |
| 3 | 0260 | PAVEMENT-A | 0 | 0 | 0 | 0 | 1.00 | UT | 28,080.00 | 28,080.00 | 70 | 0 | 0 | 3 | 70 | 19,656 | |

## LAND DESCRIPTION

TOTAL OB/XF 101,324

| 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 | 0210 | C | TRLR PARK | 0 | | RMH-2 | 0.00 | 0.00 | 10.00 | AC | | 1.00 | 1.00 | 1.00 | 9,000.00 | 9,000.00 | 90,000 | | | | | | | |

REVIEW DATE 01/29/2025 BY JS Total Acres: 10.00 Total Land Value: 90,000 Market: 0 Agricultural: 0 Common: 90,000 PRINTED 11/16/2026 BY SYS