LOT 6 BLK A TROY HEIGHTS S/D.

ORB 844-036, QCD 1323-498,

WHITE DAVID
330 SW LYNNWOOD AVE
LAKE CITY, FL 32024

2027

09-4S-16-02818-106

BUILDING CHARACTERISTICS

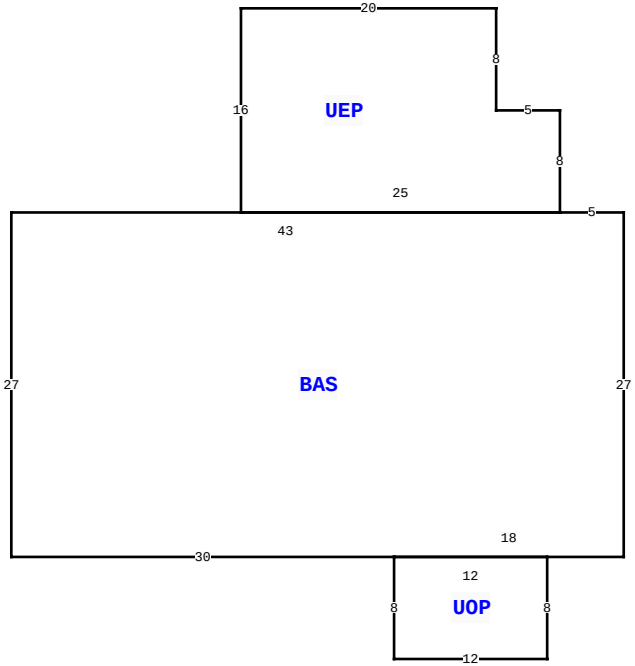
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	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 06
NEIGHBORHOOD/LOC	9416.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100		1,296	35,738
UEP	360	70		252	6,949
UOP	96	25		24	662
TOTALS	1,752			1,572	43,350

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,572	114.9000	68.94	108,374	1996	1996	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2026 Heated Area: 1296 HX Base Yr 2026



330 SW LYNNWOOD AVE, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		43,350
TOTAL MARKET OB/XF VALUE		28,728
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		90,578
SOH/AGL Deduction		23,312
ASSESSED VALUE		67,266
TOTAL EXEMPTION VALUE	HX HB	42,266
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		90,578
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		90,578

PERMIT NUM	DESCRIPTION	AMT	ISSUED
12631	M H	125	06/10/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1323/0498	10/03/2016	QC	U	I	11	100
GRANTOR: FRANCES THOMAS						
GRANTEE: DAVID WHITE						
0844/0036	8/14/1997	WD	Q	V		13,000
GRANTOR: BAILEY						
GRANTEE: THOMAS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W5 UEP= N8 W5 N8 W20 S16 E25$ W43 S27 E30 UOP= S8E12N8 W12$ E18 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	0296	SHED METAL	0	100	12	12	144.00	UT	12.00	12.00	100	2007	2007	3	100	1,728	
2	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
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	5	8	1.00	UT	0.00	0.00	100	2019	2019	3	100	200	
5	0210	GARAGE U	0	100	26	30	1.00	UT	0.00	0.00	100	2019	2019	3	100	11,500	
6	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	200	
7	0251	LEAN TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	
8	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	
9	0166	CONC,PAVMT	0	100	20	50	1.00	UT	0.00	0.00	100	2019	2019	3	100	5,000	

LAND DESCRIPTION

TOTAL OB/XF 28,728

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		RSF/MH	81.00	205.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 01/31/2024 BY KS Total Acres: 0.85 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS