

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	13	LAM/VNPLK	100
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	04	04	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
BAS	1,296	100	
UOP	72	25	
USP	160	35	
TOTALS	1,528		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	0%	2021	Heated Area: 1296		HX Base Yr				
TOTALS		1,528		1,370		94,685					

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY			
VALUATION BY	Tax Group: 3	Tax Dist:	STANDARD
BUILDING MARKET VALUE			94,685
TOTAL MARKET OB/XF VALUE			7,800
TOTAL LAND VALUE - MARKET			22,500
TOTAL MARKET VALUE			124,985
SOH/AGL Deduction			26,066
ASSESSED VALUE			98,919
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			98,919
TOTAL JUST VALUE			124,985
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			119,018
XFOB:1:1: 1993 HOMES OF MERIT MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1416/2704	8/10/2020	WD Q	Q	I	01	85,000
GRANTOR: PHILIP G & DONNA J TA						
GRANTEE: LAKE CITY LAWN CARE						
1302/2132	10/15/2015	WD Q	Q	I	01	37,000
GRANTOR: MARY E HODGES						
GRANTEE: PHILIP G & DONNA J						

EXTRA FEATURES		153 SW BESSIE GLN, LAKE CITY															
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	0	12	16	1.00	UT	0.00	0.00	100	1994	1994	3	100	800	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/14/2026	MLU

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W48 S15 UOP= W6 S12 E6 N12\$ S12 E14 USP= S8 E20 N8 W20\$ E34 N27\$.											

LAND DESCRIPTION												TOTAL OB/XF 7,800												
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	0200	C	MBL HM	0		RSF/ML	15.00	190.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							