LOT 18 BLOCK A TROY HEIGHTS S/D
646-448, 864-2442, 962-2503, WD

BROOKS SHIRLEY DAVIS SO/COONAHAN FRANCIS
196 SW DUBLIN GLN
LAKE CITY, FL 32024

2027

09-4S-16-02818-218

BUILDING CHARACTERISTICS

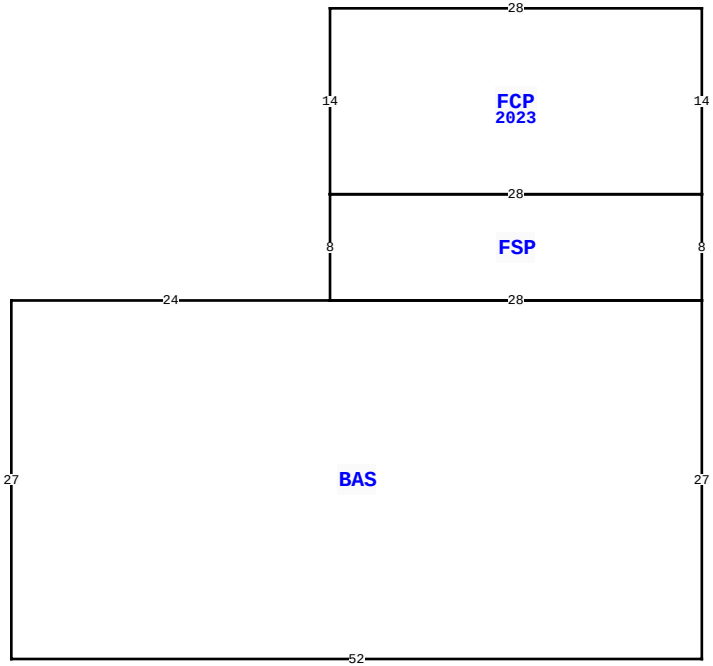
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
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	1,404	100		1,404	84,672
FCP	392	25	2023	98	5,910
FSP	224	40		90	5,428
TOTALS	2,020			1,592	96,010

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,592	117.9000	109.65	174,563	1998	1998	0	0	0	45.00	55.00

1 MANUF 1 100% - 2024 Heated Area: 1404 HX Base Yr 2024



196 SW DUBLIN GLN, LAKE CITY

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

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	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	600	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0210	GARAGE U	0	100	18	22	396.00	UT	18.00	18.00	100	1998	1998	3	100	7,128	
4	0070	CARPORT UF	0	100	12	22	264.00	UT	3.00	3.00	100	1998	1998	3	100	792	
5	0251	LEAN TO W/	0	100	7	22	154.00	UT	2.00	2.00	100	1998	1998	3	100	308	
6	0296	SHED METAL	0	100	6	10	60.00	UT	5.00	5.00	100	1993	1993	3	100	300	
7	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	500	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	96,010
TOTAL MARKET OB/XF VALUE	16,628
TOTAL LAND VALUE - MARKET	22,500
TOTAL MARKET VALUE	135,138
SOH/AGL Deduction	62,980
ASSESSED VALUE	72,158
TOTAL EXEMPTION VALUE	HX HB 13 WR 72,158
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	135,138
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	136,171

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047504	Electrical Servic	0	06/20/2023
000045546	Roof Replacement	6,250	09/23/2022
14336	M H	125	07/30/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1576/2394	9/03/2026	LE	U	I	14	100
GRANTOR: BROOKS SHIRLEY						
GRANTEE: BROOKS SHIRLEY DAVI						
1487/1095	3/30/2023	QC	U	I	11	100
GRANTOR: BROOKS SHIRLEY						
GRANTEE: BROOKS SHIRLEY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W24 S27 E52 N27 W28 $
FSP=[ORIG=28,0] N8 W28 S8 E28 $
FCP=[YR=2023;ORIG=0,-22] S14 E28 N14 W28 $
.

LAND DESCRIPTION

TOTAL OB/XF 16,628

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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 01/31/2024 BY KS Total Acres: 0.55 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS