N 175 FT OF S 235 FT OF E 300 FT
SW1/4 EX THE E 30 FT FOR RD R/W.
PIUTE S/D UNREC).

HANSEN LAURA A
400 SE PIUTE WAY
LAKE CITY, FL 32025

2027

09-4S-17-08301-012

BUILDING CHARACTERISTICS

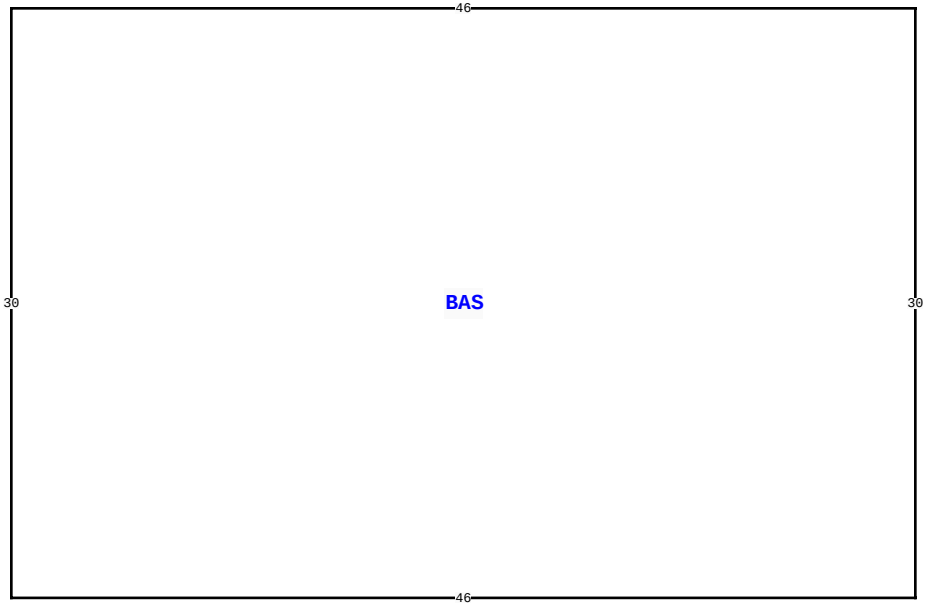
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	9417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,380	100		1,380	130,103
TOTALS	1,380			1,380	130,103

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,380	113.9000	105.93	146,183	2019	2019	0	0	0	11.00	89.00

1 MANUF 1 100% - 2025 Heated Area: 1380 HX Base Yr 2025



400 SE PIUTE WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
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	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		130,103
TOTAL MARKET OB/XF VALUE		3,000
TOTAL LAND VALUE - MARKET		14,040
TOTAL MARKET VALUE		147,143
SOH/AGL Deduction		0
ASSESSED VALUE		147,143
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		95,732
TOTAL JUST VALUE		147,143
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		148,544

LAND:1:1: SOME LOW & WET

SALE:2:1: DEED IN LIEU OF FORECLOSURE /MOBILE HOME

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38902	M H	0	11/15/2019

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1490/1157	5/25/2023	WD	Q	I	01	138,000
GRANTOR: OSTEEN SHERRY L						
GRANTEE: HANSEN LAURA A						
1387/2471	6/27/2019	WD	Q	V	03	14,500
GRANTOR: DORIS C ROBINSON TRST						
GRANTEE: SHERRY L OSTEEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W46 S30 E46 N30$.

LAND DESCRIPTION

TOTAL OB/XF 3,000

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	0.00	0.00	1.20	AC		1.00	1.00	0.90	13,000.00	11,700.00	14,040							

REVIEW DATE 07/18/2023 BY ME Total Acres: 1.20 Total Land Value: 14,040 Market: 0 Agricultural: 0 Common: 14,040 PRINTED 11/17/2026 BY SYS