

LOT 4 BLK A HIGH HAMMOCK.
673-734, 833-1432, WD 1044-603,

STEWART KENNY/STEWART TAMMY
189 SE CHARMONT LN
LAKE CITY, FL 32024

2026

09-4S-17-08301-104

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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
Architectural	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	9417.0600 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	288	100	
BAS	1,680	100	
FCP	504	25	
FOP	60	35	
FOP	80	35	
FOP	104	35	
TOTALS	2,716		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MOBILE HME	50%	- 2026								
				Heated Area: 1968							
					HX Base Yr 2026						

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			60,611
TOTAL MARKET OB/XF VALUE			7,668
TOTAL LAND VALUE - MARKET			22,500
TOTAL MARKET VALUE			90,779
SOH/AGL Deduction			0
ASSESSED VALUE			90,779
TOTAL EXEMPTION VALUE	HA HAB	25,000	
BASE TAXABLE VALUE			65,779
TOTAL JUST VALUE			90,779
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			86,779

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1482/1704	1/10/2023	QC	U	I	11	0
GRANTOR: SCOTT GLORIA G						
GRANTEE: STEWART KENNY						
1286/2669	12/30/2014	WD	Q	I	01	49,000
GRANTOR: CHARLES D DICKSON						
GRANTEE: GLORIA G SCOTT						

EXTRA FEATURES																	
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	50	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0190	FPLC PF	0	50	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	9947	Septic	0	50	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0166	CONC,PAVMT	0	50	0	0	1,284.00	UT	2.00	2.00	100	2012	2012	3	100	2,568	
5	0294	SHED WOOD/	0	50	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	600	
TOTALS															7,668		

LAND DESCRIPTION																								
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	50		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							