

LOT 17 BLOCK B HIGH HAMMOCK S/D.
742-1558, 757-1954, 808-250, WD

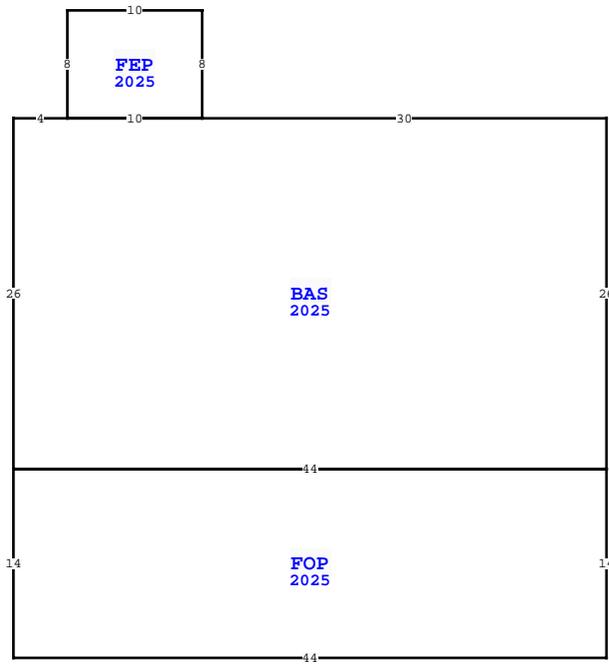
GUEVARA JORGE ALBERTO
416 SE BEADIE DR
LAKE CITY, FL 32025

2026

09-4S-17-08301-137

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	03	FORCED AIR	100
Bedrooms		2	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	0	0	100
Units	0	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	1,144	100	2025
FEP	80	85	2025
FOP	616	35	2025
TOTALS	1,840		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 2026		Heated Area: 1144					HX Base Yr 2026	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			40,441
TOTAL MARKET OB/XF VALUE			10,700
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			69,641
SOH/AGL Deduction			13,086
ASSESSED VALUE			56,555
TOTAL EXEMPTION VALUE	HX HB		31,555
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			69,641
NCON VALUE			48,141
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			143,904

SALE:2:1: LOT 17 BLK B HIGH HAMMOCK			
XFOB:2:1: CEDA MH			
XFOB:1:1: WATER SYSTEM			
SALE:1:1: TEN IN COMMON W/ RIGHTS OF SURVIVORSHIP			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1497/2135	8/23/2023	WD	Q	I	01	115,000
GRANTOR: BOONE CLINT						
GRANTEE: GUEVARA JORGE ALBER						
1497/2133	5/23/2023	QC	U	I	11	100
GRANTOR: REED KURT ALLEN						
GRANTEE: BOONE CLINT						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	9947	Septic	0	100	0	0	1.00	UT	3,000.00	100	2026
2	0031	BARN, MT AE	0	100	0	0	1.00	UT	6,500.00	100	2025
3	0251	LEAN TO W/	0	100	0	0	1.00	UT	1,200.00	100	2025

TOTAL OB/XF											
10,700											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100		00	0.00	0.00	1.00	LT	

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2025;ORIG=20,-10] W30 W10 W4 S26 E44 N26 \$											
FOP=[YR=2025;ORIG=-24,16] S14 E44 N14 W44 \$											
FEP=[YR=2025;ORIG=-10,-10] N8 W10 S8 E10 \$											

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	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							