

LOT 2 BLK C HIGH HAMMOCK.  
816-1443, WD 1280-2623, FJ 1403-

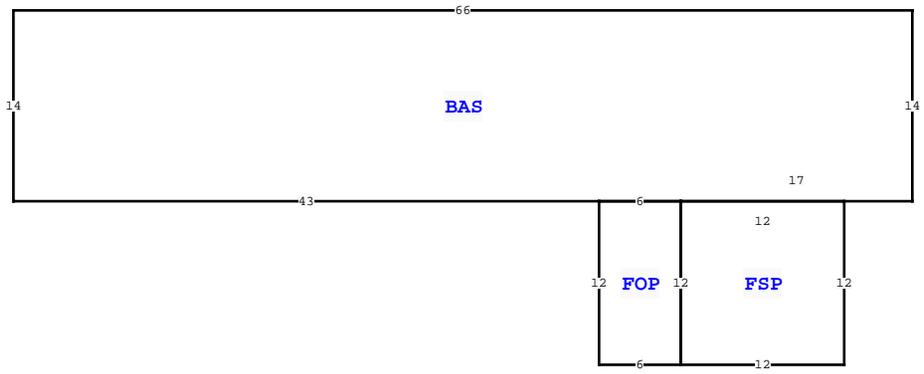
COLLINS WENDY R  
1824 SE COUNTRY CLUB RD  
LAKE CITY, FL 32025

**2026**

09-4S-17-08301-152  
09-4S-17-08301-152

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 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

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%	1996		68.34	68,818	1995	1995	0	0	60.00	40.00



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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	25,258
FOP	72	35		25	684
FSP	144	40		58	1,586
TOTALS	1,140			1,007	27,527

1824 SE COUNTRY CLUB RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,400	
2	0120	CLFENCE	4	0	100	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	50	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0030	BARN,MT	0	0	30	30	900.00	UT	9.00	9.00	90	2012	2012	3	90	7,290	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	

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	0102	C	SFR/MH	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			27,527
TOTAL MARKET OB/XF VALUE			12,140
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			58,167
SOH/AGL Deduction			18,186
ASSESSED VALUE			39,981
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			14,981
TOTAL JUST VALUE			58,167
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			58,167

SALE:1:1: LOT 2 BLK C HIGH HAMMOCK			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
9530	M H	125	03/28/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1411/2493	5/08/2020	QC	U	I	11	100
GRANTOR: WENDY R COLLINS & CUR						
GRANTEE: WENDY R COLLINS						
1280/2623	9/05/2014	WD	U	I	11	100
GRANTOR: WENDY R COLLINS & CUR						
GRANTEE: WENDY R COLLINS & C						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W66 S14 E43 FOP= S12 E6 N12 W6\$ E6 FSP= S12 E12 N12 W12\$ E17 N14\$.	