LOT 7 BLOCK A DEERWOOD FOREST
UNIT 3. ORB 406-572, 733-393,
816-1072, 864-2163,

TOWNS ANGELA M
248 SE DEERWOOD GLN
LAKE CITY, FL 32025

**2027**

**09-4S-17-08302-157**

## 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 |
| Frame | 01 | NONE 100 |
| Stories | 1. | 1. 100 |
| Architectual | 05 | 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

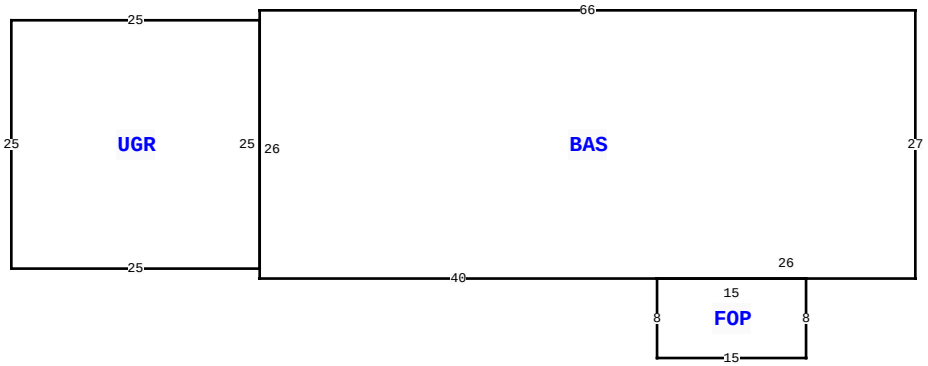
NEIGHBORHOOD/LOC 9417.0800 1.00/

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,782 | 100 | | 1,782 | 97,343 |
| FOP | 120 | 30 | | 36 | 1,967 |
| UGR | 625 | 45 | | 281 | 15,350 |
| TOTALS | 2,527 | | | 2,099 | 114,660 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0201 | 01 | 2,099 | 106.8000 | 99.32 | 208,473 | 1998 | 1998 | 0 | 0 | 0 | 45.00 | 55.00 |

1 MANUF 1 100% - 1999 Heated Area: 1782 HX Base Yr 1999




248 SE DEERWOOD GLN, LAKE CITY

BLD DATE | LGL DATE
XF DATE | LAND DATE 04/21/2023 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 | 0166 | CONC,PAVMT | 0 | 100 | 0 | 0 | 1,480.00 | UT | 1.50 | 1.50 | 100 | 2004 | 2004 | 3 | 100 | 2,220 | |

## COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 2 | Tax Dist: |
| BUILDING MARKET VALUE | 114,660 |
| TOTAL MARKET OB/XF VALUE | 2,220 |
| TOTAL LAND VALUE - MARKET | 18,500 |
| TOTAL MARKET VALUE | 135,380 |
| SOH/AGL Deduction | 73,645 |
| ASSESSED VALUE | 61,735 |
| TOTAL EXEMPTION VALUE | HX HB 36,735 |
| BASE TAXABLE VALUE | 25,000 |
| TOTAL JUST VALUE | 135,380 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 136,615 |

SALE:3:1: LOT 7, BLOCK A, DEERWOOD FOREST UNIT 3
SALE:2:1: WIFE TO HUSB
SALE:1:1: WIFE TO HUSB

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 37228 | MAINT/ALTR | 75 | 09/18/2018 |
| 14749 | GARAGE | 65 | 11/19/1998 |
| 14537 | SFR | 125 | 09/20/1998 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0864/2163 | 8/17/1998 | WD | Q | V | | 9,000 |
| GRANTOR: JAMES MORRIS | | | | | | |
| GRANTEE: A TOWNS | | | | | | |
| 0816/1072 | 1/05/1996 | WD | Q | V | 02 | 0 |
| GRANTOR: MARY L MORRIS | | | | | | |
| GRANTEE: JAMES A MORRIS | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W66 S1 UGR= W25 S25 E25 N25$ S26 E40 FOP= S8 E15 N8 W15$ E26 N27$.

## LAND DESCRIPTION

TOTAL OB/XF 2,220

| 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 | 0100 | C | SFR | 100 | | RSF-1 | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 18,500.00 | 18,500.00 | 18,500 | | | | | | | |

REVIEW DATE 11/28/2018 BY DF Total Acres: 1.00 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS