BEG SW COR OF NW1/4 OF NE1/4, RU
RUN N 865.73 FT TO S R/W LEE DAI
R/W 324.13 FT TO W LINE OF NE1/4

BARKER WALTER E
600 SW DAIRY ST
LAKE CITY, FL 32024

2027

09-5S-16-03496-103

BUILDING CHARACTERISTICS

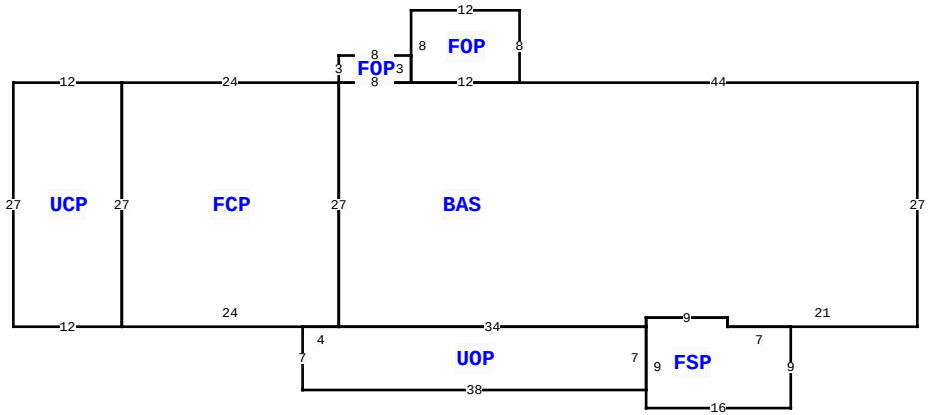
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	9516.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,719	100		1,719	101,910
FCP	648	25		162	9,604
FOP	24	35		8	474
FOP	96	35		34	2,016
FSP	153	40		61	3,616
UCP	324	20		65	3,853
UOP	266	25		66	3,913
TOTALS	3,230			2,115	125,387

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,115	115.9000	107.79	227,976	1996	1996	0	0	0	45.00	55.00

1 MANUF 1 100% - 2017 Heated Area: 1719 HX Base Yr 2017



600 SW DAIRY ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1995	1995	3	100	1,200	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	400.00	400.00	50	1998	1998	3	50	200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		125,387
TOTAL MARKET OB/XF VALUE		8,600
TOTAL LAND VALUE - MARKET		64,000
TOTAL MARKET VALUE		197,987
SOH/AGL Deduction		109,947
ASSESSED VALUE		88,040
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		36,629
TOTAL JUST VALUE		197,987
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		199,336

SALE:6:1: 6.50 AC

SALE:5:1: REPO

SALE:4:1: $.70 STAMPS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045466	Roof Replacement	9,900	09/15/2022
13911	M H	125	04/17/1998
10119	M H	125	08/22/1995
8108	M H	125	02/24/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1328/0861	12/29/2016	WD	U	I	18	61,500
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: WALTER E BARKER (A						
1316/0584	3/03/2015	WD	U	I	18	100
GRANTOR: BANK OF AMERICA NA						
GRANTEE: SECRETARY OF HOUSIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 FOP= N8 W12 S8 E12$ W12 FOP= N3 W8 S3 E8$ W8 FCP= W24 UCP= W12 S27 E12 N27$ S27 E24 N27$ S27 UOP= W4 S7 E38 N7 W34$ E34 FSP= S9 E16 N9 W7 N1 W9S1$ N1 E9 S1 E21 N27$.

LAND DESCRIPTION

TOTAL OB/XF 8,600

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		A-1	0.00	0.00	6.40	AC		1.00	1.00	1.00	10,000.00	10,000.00	64,000							

REVIEW DATE 11/18/2022 BY JS Total Acres: 6.40 Total Land Value: 64,000 Market: 0 Agricultural: 0 Common: 64,000 PRINTED 11/17/2026 BY SYS