

BEG NW COR OF NE1/4, RUN S 401.6 FT, N 432.04 FT, W 522.14 FT TO (AKA LOT 2B WOODKNOLL PARCEL NO.

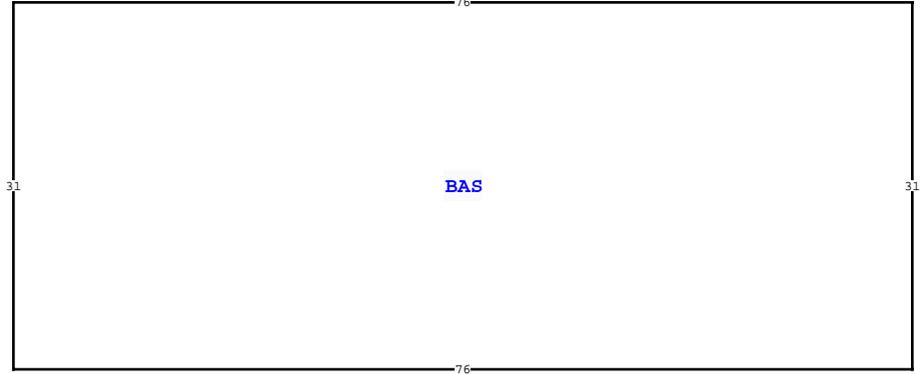
MEDINA JULIO ANGEL  
575 SW DAIRY ST  
LAKE CITY, FL 32024

2026

09-5S-16-03496-112

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	04	04	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
BAS	2,356	100	
TOTALS	2,356		171,318

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	2	100% - 2022									
				Heated Area: 2356				HX Base Yr	2022			



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			171,318	
TOTAL MARKET OB/XF VALUE			5,800	
TOTAL LAND VALUE - MARKET			60,000	
TOTAL MARKET VALUE			237,118	
SOH/AGL Deduction			60,413	
ASSESSED VALUE			176,705	
TOTAL EXEMPTION VALUE	HX HB 13		176,705	
BASE TAXABLE VALUE			0	
TOTAL JUST VALUE			237,118	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			228,723	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27883	M H	468	06/16/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1451/1792	10/28/2021	WD	Q	I	01	225,000
GRANTOR: PEELER DOUGLAS C						
GRANTEE: MEDINA JULIO ANGEL						
1171/2759	4/01/2009	WD	Q	V	01	55,000
GRANTOR: JAMES & JENNIFER HOLL						
GRANTEE: DOUGLAS C PEELER						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2014
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2022
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100	2021
4	0081	DECKING WI	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2022

TOTAL OB/XF													5,800				
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE												
			04/22/2026			MLU											

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W76 S31 E76 N31\$.												

LAND DESCRIPTION													TOTAL OB/XF												
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		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,000								