LOT 5 OAKFIELD ACRES PHASE II.
ORB 714-810, 852-1009,
899-483,

ROYALS WILLIAM EUGENE JR
292 SW PURITAN PL
LAKE CITY, FL 32024

2026

09-5S-16-03498-205

BUILDING CHARACTERISTICS

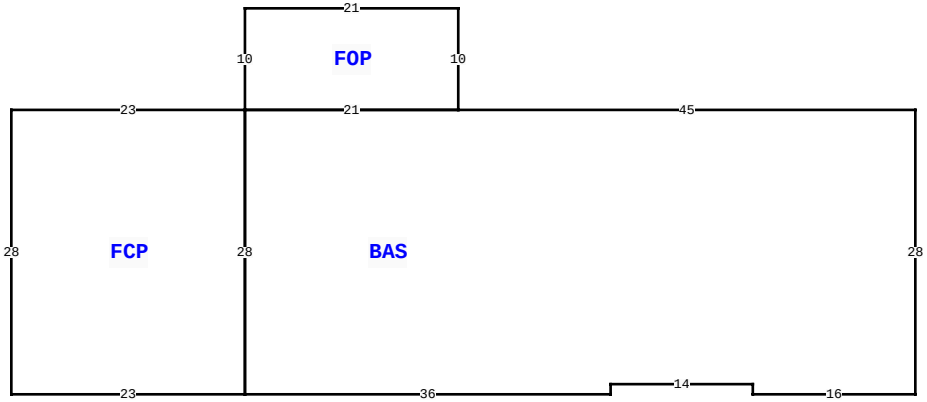
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	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	9516.0300	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,834	100		1,834	109,898
FCP	644	25		161	9,648
FOP	210	35		74	4,434
TOTALS	2,688			2,069	123,980

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,069	115.9000	108.95	225,418	2000	2000	0	0	0	45.00	55.00

2 MANUF 1 100% - 2003 Heated Area: 1834 HX Base Yr 2003



292 SW PURITAN PL, 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	2000	2000	3	100	1,200	
2	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	2000	2000	3	100	1,000	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0251	LEAN TO W/	0	100	11	40	440.00	UT	5.00	5.00	100	2006	2006	3	100	2,200	
5	0251	LEAN TO W/	0	100	11	40	440.00	UT	5.00	5.00	100	2006	2006	3	100	2,200	
6	0060	CARPORT F	0	100	24	40	960.00	UT	5.00	5.00	100	2006	2006	3	100	4,800	
7	0070	CARPORT UF	0	100	20	11	220.00	UT	2.50	2.50	100	2006	2006	3	100	550	
8	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	123,980
TOTAL MARKET OB/XF VALUE	19,150
TOTAL LAND VALUE - MARKET	55,000
TOTAL MARKET VALUE	198,130
SOH/AGL Deduction	104,559
ASSESSED VALUE	93,571
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	42,160
TOTAL JUST VALUE	198,130
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	193,130

SALE:1:1: LOT 5 OAKFIELD ACRES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16939	GARAGE	30	05/09/2000
16894	M H	125	04/24/2000
13867	M H	125	04/08/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0899/0483	3/20/2000	WD	Q	V		22,000
GRANTOR: ALLINDER						
GRANTEE: WILLIAM EUGENE ROYA						
0714/0810	12/18/1989	AG	Q	V		11,500
GRANTOR: STOKES-NASSAU						
GRANTEE: DAVIS ALLINDER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W45 FOP= N10 W21 S10 E21$ W21 FCP= W23 S28 E23 N28$ S 28 E36 N1 E14 S1 E16 N28$.

LAND DESCRIPTION

TOTAL OB/XF 19,150

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	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 08/29/2019 BY BC Total Acres: 4.01 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 06/23/2026 BY SYS