LOT 18 SOUTHLAND S/D.

700-695, WD 896-865,866, 961-266

TAYLOR WENDY LATRELLE/BUTLER SHEROLYN ANN
P O BOX 471
STEINHATCHEE, FL 32359-0471

2027

09-7S-17-09957-043

BUILDING CHARACTERISTICS

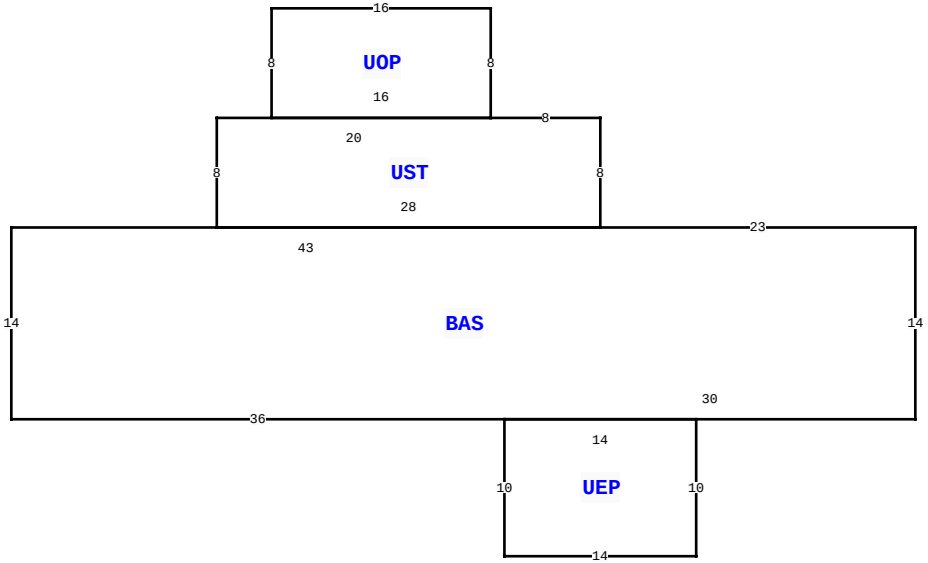
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	9717.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	39,101
UEP	140	70		98	4,147
UOP	128	25		32	1,354
UST	224	45		101	4,274
TOTALS	1,416			1,155	48,876

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,155	82.7280	76.94	88,866	1990	1990	0	0	0	45.00	55.00

1 MANUF 1 100% - 2017 Heated Area: 924 HX Base Yr 2017



188 SW PEACH GLN, HIGH SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	0120	CLFENCE 4	0	100	0	0	800.00	UT	2.50	2.50	50	1993	1993	3	50	1,000	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0166	CONC,PAVMT	0	100	20	30	600.00	UT	1.00	1.00	75	2010	2010	3	75	450	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	48,876
TOTAL MARKET OB/XF VALUE	8,850
TOTAL LAND VALUE - MARKET	22,000
TOTAL MARKET VALUE	79,726
SOH/AGL Deduction	48,406
ASSESSED VALUE	31,320
TOTAL EXEMPTION VALUE	HX HB SX DX 31,320
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	79,726
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	80,247

LAND:1:1: 0.56 AC

XFOB:1:1: SOUT MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19454	REMODEL	50	04/24/2002
17777	M H	125	12/27/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1321/2061	9/08/2016	QC	U	I	11	100
GRANTOR: WENDY LATRELLE TAYLOR						
GRANTEE: WENDY LATRELLE TAYL						
1321/2055	8/12/2016	WD	U	I	11	100
GRANTOR: ROBERT VINCENT TAYLOR						
GRANTEE: WENDY LATRELLE TAYL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 UST= N8 W8 UOP= N8 W16 S8 E16$ W20 S8 E28$ W43 S14 E36 UEP= S10 E14 N10 W14$ E30 N14$.

LAND DESCRIPTION

TOTAL OB/XF 8,850

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000							

REVIEW DATE 11/14/2017 BY BC Total Acres: 0.56 Total Land Value: 22,000 Market: 0 Agricultural: 0 Common: 22,000 PRINTED 11/17/2026 BY SYS