LOT 3 PARNELL HILLS S/D UNIT 1
359-31, 777-1253, 942-2320, WD 1

SPRADLEY TREVOR A/SPRADELY ANDREA LATRIELLE
19293 127TH SR
O'BRIEN, FL 32071

2027

10-3S-16-02055-003

BUILDING CHARACTERISTICS

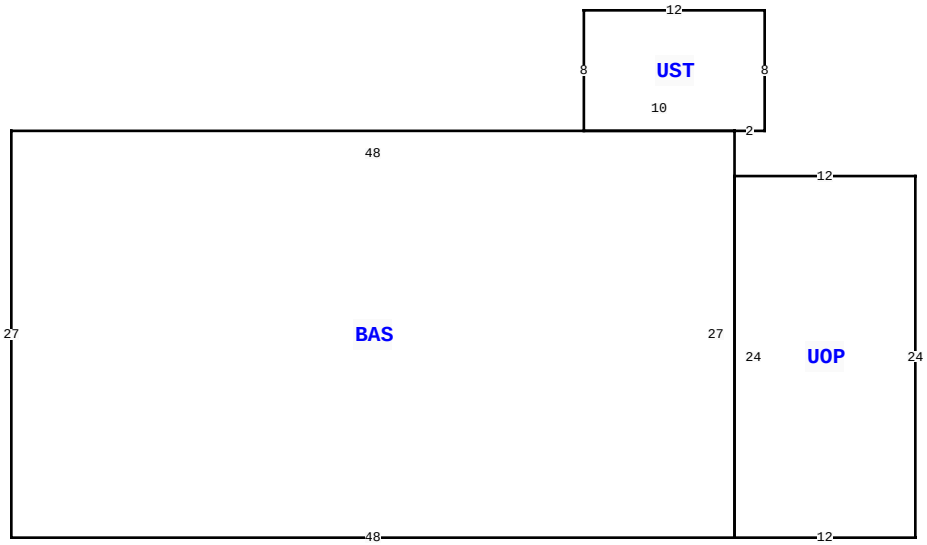
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC		10316.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100		1,296	69,155
UOP	288	25		72	3,842
UST	96	45		43	2,294
TOTALS	1,680			1,411	75,291

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	1,411	115.0000	92.00	129,812	2008	2008	0	0	0	42.00	58.00

2 MANUF 1 0% - 2025 Heated Area: 1296 HX Base Yr



224 NW HONEYSUCKLE WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	50	
2	0041	BARN,MACH	0	0	24	24	576.00	UT	8.00	8.00	100	2008	2008	3	100	4,608	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
5	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	
6	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
7	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	75,291
TOTAL MARKET OB/XF VALUE	14,058
TOTAL LAND VALUE - MARKET	17,920
TOTAL MARKET VALUE	107,269
SOH/AGL Deduction	0
ASSESSED VALUE	107,269
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	107,269
TOTAL JUST VALUE	107,269
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	108,210

PRMT:2:1: JORDEN

SALE:1:1: LOT 3 PARNELL HILLS UNIT 1 (REAL ESTATE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26132	M H	320	08/15/2007
17977	M H	125	02/23/2001
8105	M H	125	02/25/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1522/486	8/26/2024	WD	Q	I	01	130,000
GRANTOR: TAYLOR BROOKE ELLEN						
GRANTEE: SPRADLEY TREVOR A						
1494/185	7/03/2023	QC	U	I	11	100
GRANTOR: MARKHAM LEIGHTON R						
GRANTEE: TAYLOR BROOKE ELLEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S27 E48 UOP= E12 N24 W12 S24$ N27$ UST= E2 N8 W12 S8 E10$.

LAND DESCRIPTION

TOTAL OB/XF 14,058

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	0		RSF/MH	78.00	273.00	1.12	AC		1.00	1.00	1.00	16,000.00	16,000.00	17,920							

REVIEW DATE 01/24/2025 BY TP Total Acres: 1.12 Total Land Value: 17,920 Market: 0 Agricultural: 0 Common: 17,920 PRINTED 11/17/2026 BY SYS