

LOT 29 PARNELL HILLS S/D UNIT 1.
388-466, WD 1115-1399, WD 1118-1

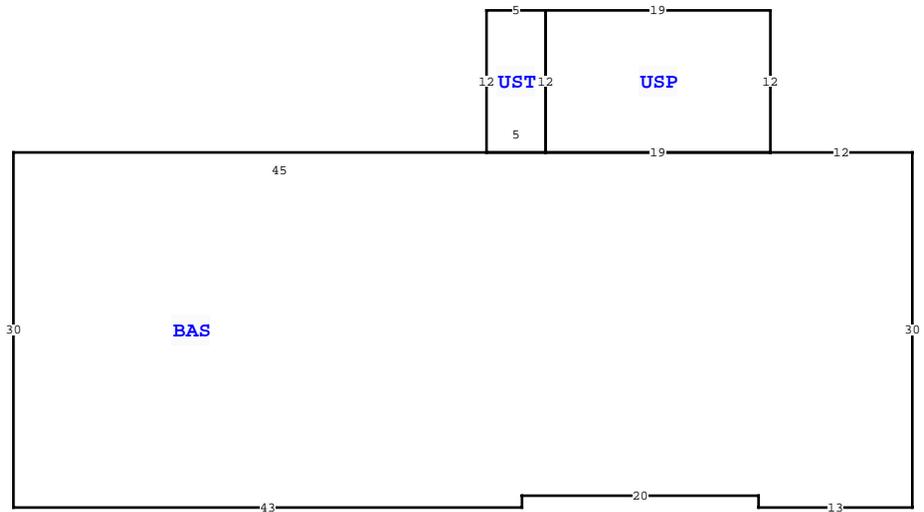
GEORGE STEVEN/GEORGE HELEN
379 NW BRONCO TERR
LAKE CITY, FL 32055

2026

10-3S-16-02055-029

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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
Architectural Units	01	CONV	100
		0	100
Quality	03	03	
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
BAS	2,260	100	
USP	228	35	
UST	60	45	
TOTALS	2,548		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MANUF	1	100%	- 2009								
					Heated Area: 2260			HX Base Yr 2009				



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		130,367	
TOTAL MARKET OB/XF VALUE		12,980	
TOTAL LAND VALUE - MARKET		25,500	
TOTAL MARKET VALUE		168,847	
SOH/AGL Deduction		90,388	
ASSESSED VALUE		78,459	
TOTAL EXEMPTION VALUE		51,411	
BASE TAXABLE VALUE		27,048	
TOTAL JUST VALUE		168,847	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		161,026	
XFOB: 2:1: CONCORD MH			
BLDG: 1:1: CONCORD MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
27706	PUMP/UTPOL	50	03/24/2009
19295	M H	125	03/04/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1158/1104	9/15/2008	QC	Q	I	01	81,000
GRANTOR: SHERRY DUBOIS						
GRANTEE: STEVEN & HELEN GEOR						
1118/1254	4/10/2007	WD	Q	I	01	100
GRANTOR: WADE G GEORGE						
GRANTEE: SHERRY DUBOIS						

EXTRA FEATURES																	
L N	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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,580	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	14	24	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
5	0070	CARPORT UF	0	100	12	20	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
6	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	200	
7	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	200	
8	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	500	
9	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2014	2014	3	100	1,200	
10	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	400	

TOTAL OB/XF																								
12,980																								
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		RSF/MS	50.00	486.00	1.70	AC		1.00	1.00	1.00	15,000.00	15,000.00	25,500							

REVIEW DATE 12/16/2023 BY ks																								
Total Acres: 1.70					Total Land Value: 25,500					Market: 0					Agricultural: 0					Common: 25,500				