

LOT 2 BLOCK D PARNELL HILLS UNIT  
802-1091, 949-1143, WD 1060-2107

COONTZ CODY RICHARD/NOEL BRITNY NICOLE  
152 NW ANTELOPE LOOP  
LAKE CITY, FL 32055

**2026**

10-3S-16-02058-022

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 Floo	13	LAM/VNLPLK	80
Interior Floo	14	CARPET	20
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
Kitchen Adjus	01	01	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
BAS	864	100	
TOTALS	864		53,066

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	1	100%	- 2023	Heated Area: 864			HX Base Yr 2023				

BAS

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				53,066		
TOTAL MARKET OB/XF VALUE				8,296		
TOTAL LAND VALUE - MARKET				19,950		
TOTAL MARKET VALUE				81,312		
SOH/AGL Deduction				7,592		
ASSESSED VALUE				73,720		
TOTAL EXEMPTION VALUE				HX HB 48,720		
BASE TAXABLE VALUE				25,000		
TOTAL JUST VALUE				81,312		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				77,322		
SALE:1:1: LOT 2 BLOCK D PARNELL HILLS UNIT II						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
21679	M H	357	04/01/2004			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1416/2430	8/07/2020	WD Q	I		01	64,500
GRANTOR: BRADLEY A & LESLIE L						
GRANTEE: CODY RICHARD COONTZ						
1060/2107	9/30/2005	WD Q	I			54,000
GRANTOR: DAVID AND AMY BROWN						
GRANTEE: BRADLEY MCGRIFF						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W36 S24 E36 N24\$.						

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	0296	SHED METAL	0	100	12	12		144.00	UT	2008	2008	3	75	1,296	
2	9945	Well/Sept	0	100	0	0		1.00	UT	7,000.00		7,000.00	100		

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		RSF/ME	26.00	264.00	1.33	AC		1.00	1.00	1.00	15,000.00	15,000.00	19,950								