LOT 3 BLOCK F PARNELL HILLS UNIT
796-577, 813-542, 942-2308, AGD

ROCKETT THOMAS
242 NW JAN CT
LAKE CITY, FL 32055

2027

10-3S-16-02058-036

BUILDING CHARACTERISTICS

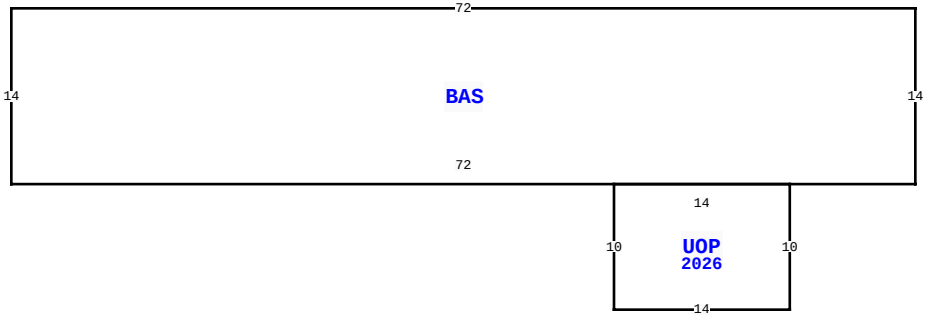
ELEMENT	CD	CONSTRUCTION
Exterior Wall	02	WALL BOARD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,008	100		1,008	24,410
UOP	140	25	2026	35	848
TOTALS	1,148			1,043	25,257

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,043	100.9000	60.54	63,143	1990	1990	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2007 Heated Area: 1008 HX Base Yr 2007



242 NW JAN CT, 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	0031	BARN,MT AE	0	100	20	20	336.00	UT	14.00	14.00	100	2008	2008	3	100	4,704	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0169	FENCE/WOOD	0	100	0	0	200.00	UT	13.50	13.50	50	2008	2008	3	50	1,350	
4	0263	PRCH,USP	0	100	8	10	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	
5	0294	SHED WOOD/	0	100	12	28	1.00	UT	0.00	0.00	100	2014	2014	3	100	3,400	
6	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2018	2018	3	100	1,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		25,257
TOTAL MARKET OB/XF VALUE		17,854
TOTAL LAND VALUE - MARKET		18,880
TOTAL MARKET VALUE		61,991
SOH/AGL Deduction		20,085
ASSESSED VALUE		41,906
TOTAL EXEMPTION VALUE	HX HB DX	30,000
BASE TAXABLE VALUE		11,906
TOTAL JUST VALUE		61,991
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		61,991

SALE:1:1: LOT 3 BLOCK F PARNELL HILLS UNIT II

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16660	M H	125	02/25/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1568/2595	5/13/2026	LE	U	I	14	100
GRANTOR: ROCKETT THOMAS CHARLE						
GRANTEE: HORSEFIELD MONIKA R						
1564/1697	4/01/2026	LE	U	I	14	100
GRANTOR: ROCKETT THOMAS CHARLE						
GRANTEE: HORSEFIELD MONIKA M						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W72 S14 E72 N14 $
UOP=[YR=2026;ORIG=-24,24] E14 N10 W14 S10 $
.

LAND DESCRIPTION

TOTAL OB/XF 17,854

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		RSF/MH	130.00	169.00	1.18	AC		1.00	1.00	1.00	16,000.00	16,000.00	18,880							

REVIEW DATE 10/22/2025 BY CM Total Acres: 1.18 Total Land Value: 18,880 Market: 0 Agricultural: 0 Common: 18,880 PRINTED 11/17/2026 BY SYS