LOT 40 TIMBERLANDS S/D PHASE 1
WD 1151-2385, WD 1166-384, WD 13

KEISER MARY ADELIA LIVING TRUST DATED JUNE 28, 202
353 SW MULBERRY DR
LAKE CITY, FL 32024

2027

10-4S-16-02856-140

BUILDING CHARACTERISTICS

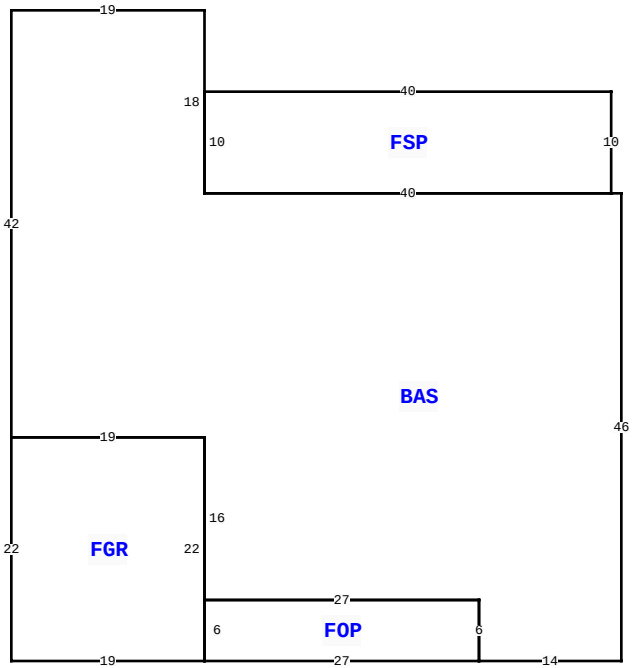
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 90
Exterior Wall	21	STONE 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	10416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,522	100		2,522	253,010
FGR	418	55		230	23,074
FOP	162	30		49	4,916
FSP	400	40		160	16,052
TOTALS	3,502			2,961	297,051

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,961	108.5760	119.43	353,632	2009	2009	0	0	0	16.00	84.00

1 SINGLE FAM 100% - 2018 Heated Area: 2522 HX Base Yr 2018



353 SW MULBERRY DR, LAKE CITY

BLD DATE		LGL DATE	04/14/2026 MLU
XF DATE		LAND DATE	
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	0166	CONC,PAVMT	0	100	0	0	1,264.00	UT	3.00	3.00	100	2009	2009	3	100	3,792	
2	0280	POOL R/CON	0	100	13	25	325.00	UT	70.00	70.00	100	2009	2009	3	61	13,878	
3	0282	POOL ENCL	0	100	20	40	800.00	UT	15.00	15.00	100	2009	2009	3	40	4,800	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		297,051
TOTAL MARKET OB/XF VALUE		23,270
TOTAL LAND VALUE - MARKET		25,000
TOTAL MARKET VALUE		345,321
SOH/AGL Deduction		103,922
ASSESSED VALUE		241,399
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		184,988
TOTAL JUST VALUE		345,321
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		350,743

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28086	POOL ENCL	80	09/16/2009
28012	POOL	195	08/14/2009
27430	SFR	906	10/16/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1496/1310	6/28/2023	WD	U	I	11	100
GRANTOR: LEMLEY MARY ADELIA						
GRANTEE: KEISER MARY ADELIA						
1339/1881	6/28/2017	WD	Q	I	01	262,000
GRANTOR: ROBERT M & TRECY D HE						
GRANTEE: MARY ADELIA LEMLEY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W19 S42 FGR= S22 E19 N22 W19$ E19 S16 FOP= S6 E27 N6 W27$ E27 S6 E14 N46 W1 FSP= N10 W40 S10 E40$ W40 N18$.

LAND DESCRIPTION

TOTAL OB/XF 23,270

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	0100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							

REVIEW DATE 01/24/2024 BY JB Total Acres: 0.50 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 11/17/2026 BY SYS