

COMM AT SW COR OF SEC, RUN N
385.13 FT TO N R.W OF EXISTING
ROAD, NE ALONG N R/W 631.14 FT

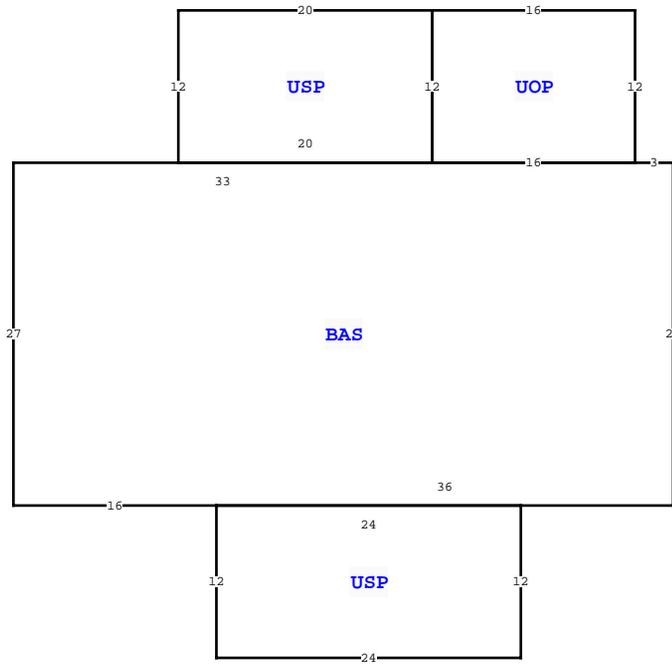
KEELING TOMMIE F SR/KEELING M WYNETTE
480 SW ASCENA TERR
LAKE CITY, FL 32024

2026

10-4S-16-02860-013

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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	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	06
NEIGHBORHOOD/LOC	10416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,404	100	
UOP	192	25	
USP	240	35	
USP	288	35	
TOTALS	2,124		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
20201	02	1,637	113.9000	109.34	178,990	2004	2004	0	0	45.00	55.00	
1 MANUF 1 100% - 2009 Heated Area: 1404 HX Base Yr 2009												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			98,444
TOTAL MARKET OB/XF VALUE			8,650
TOTAL LAND VALUE - MARKET			9,075
TOTAL MARKET VALUE			116,169
SOH/AGL Deduction			50,358
ASSESSED VALUE			65,811
TOTAL EXEMPTION VALUE	HX HB SX	65,811	
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			116,169
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			114,126
SALE:4:1: INCLUDED '74 MONTEREY M H SN 1230L&R			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
38083	MAINT/ALTR	75	08/08/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1137/1569	11/29/2007	WD	Q	I		90,000
GRANTOR: MORRIS & MATTIE ROSS						
GRANTEE: TOMMIE F SR & M WYN						
1065/1736	11/14/2005	QC	Q	I	06	100
GRANTOR: DAVID AND CATHY ROSS						
GRANTEE: MORRIS AND MATTIE R						

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	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	50	2007	2007	3	50	450				
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2007	2007	3	100	800				
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000				
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2014	2014	3	100	200				
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2014	2014	3	100	200				
TOTALS													2,124						

BUILDING NOTES			
480 SW ASCENA TER, LAKE CITY			
BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

BUILDING DIMENSIONS			
BAS= W3 UOP= N12 W16 S12 E16\$ W16 USP= N12 W20 S12 E20\$ W33 S27 E16 USP= S12 E24 N12 W24\$ E36 N27\$.			

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			0.00	0.00	1.65	AC		1.00	1.00	0.50	11,000.00	5,500.00	9,075								