

LOT 2 BLOCK A TROY PINES S/D.
784-1938, PB 1049-1204-1215, DC

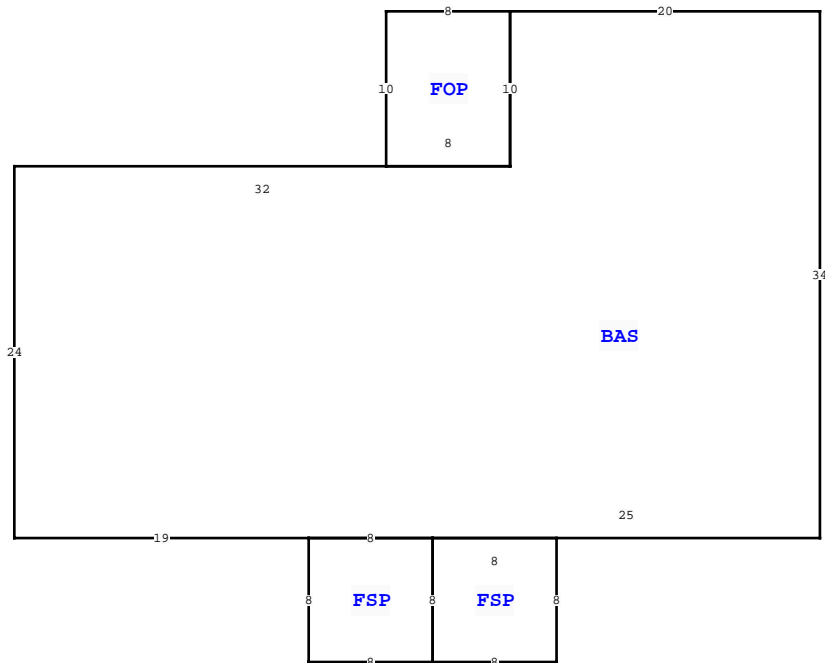
RAMIREZ AMANDA LEE
152 SW OCALA WAY
LAKE CITY, FL 32024

2026

10-4S-16-02885-002

ELEMENT	CD	BUILDING CHARACTERISTICS CONSTRUCTION
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	13	LAM/VNLPK 100
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	04	04 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0200	02	1,528	128.7000	104.25	159,294	1969	2010	0	0	35.00	65.00		
1 MANUF 1 0% - 2026													
Heated Area: 1448 HX Base Yr													



Quality	05	05			
DOR CODE	0200 MOBILE HOME				
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	10416.070 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,448	100		1,448	98,120
FOP	80	35		28	1,897
FSP	64	40		26	1,762
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TOTALS	1,656			1,528	103,541

152 SW OCALA WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

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	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	400	
2	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

TOTAL OB/XF 7,600

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	0		RSF/MR	66.00	242.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				103,541	
TOTAL MARKET OB/XF VALUE				7,600	
TOTAL LAND VALUE - MARKET				18,500	
TOTAL MARKET VALUE				129,641	
SOH/AGL Deduction				0	
ASSESSED VALUE				129,641	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				129,641	
TOTAL JUST VALUE				129,641	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				65,302	
SALE:1:1: PROBATE CASE #93-412-MARIAN DECEASED 02/					

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1545/605	7/17/2025	WD	U	I	41	200,000
GRANTOR: JARAMILLO ALEX						
GRANTEE: RAMIREZ AMANDA LEE						
1450/2024	10/15/2021	WD	Q	I	01	40,000
GRANTOR: LOPEZ CANDICE						
GRANTEE: JARAMILLO ALEX						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W20 FOP= W8 S10 E8 N10 S10 W32 S24 E19 FSP= S8 E8 N8 W8 \$ E8 FSP= S8E8 N8W8 \$ E25 N34\$.	