LOT 4 BLK A COLUMBIA ESTATES.
ORB 706-170,725-294,756-1719,

HARDEN ELIZABETH L
395 SW TWIG CT
LAKE CITY, FL 32024

2027

10-5S-16-03529-104

BUILDING CHARACTERISTICS

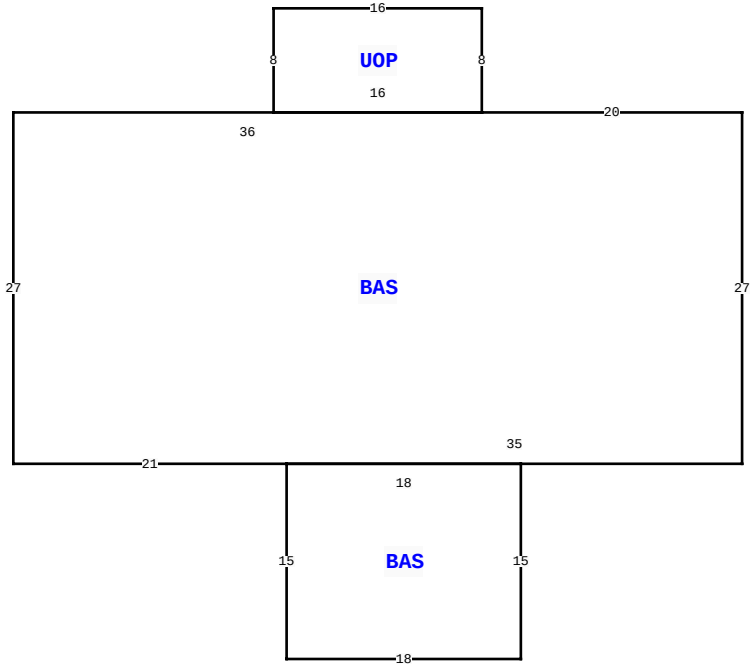
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Stories	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 01
NEIGHBORHOOD/LOC	10516.070	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	270	100		270	7,251
BAS	1,512	100		1,512	40,606
UOP	128	25		32	859
TOTALS	1,910			1,814	48,717

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,814	111.9000	67.14	121,792	1997	1997	0	0	0	60.00	40.00

2 MOBILE HME 100% - 2011 Heated Area: 1782 HX Base Yr 2011



395 SW TWIG CT, LAKE CITY

BLD DATE		LGL DATE	04/16/2026 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	0296	SHED METAL	0	100	12	14	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	48,717
TOTAL MARKET OB/XF VALUE	7,600
TOTAL LAND VALUE - MARKET	23,000
TOTAL MARKET VALUE	79,317
SOH/AGL Deduction	28,378
ASSESSED VALUE	50,939
TOTAL EXEMPTION VALUE	HX HB 25,939
BASE TAXABLE VALUE	25,000
TOTAL JUST VALUE	79,317
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	79,317

SALE:4:1: SALE INCLUDED WELL, SEPTIC & CULVERT
SALE:3:1: TAKING BACK FOR RESALE
SALE:2:1: LOT 4, BLOCK A, COLUMBIA ESTATES
XFOB:1:1: PEAC MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
11720	M H	125	10/02/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1187/1243	1/12/2010	WD	Q	I	01	75,000
GRANTOR: ROBERT L JR & DIANA H						
GRANTEE: ELIZABETH L HARDEN						
0839/0134	4/28/1997	WD	U	V	09	9,500
GRANTOR: DEAS-BULLARD						
GRANTEE: ROBERT L JR & DIANA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W20 UOP= N8 W16 S8 E16$ W36 S27 E21 BAS= S15 E18 N15 W18$ E35 N27$.

LAND DESCRIPTION

TOTAL OB/XF 7,600

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	0.00	0.00	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000							

REVIEW DATE 11/12/2020 BY JS Total Acres: 1.02 Total Land Value: 23,000 Market: 0 Agricultural: 0 Common: 23,000 PRINTED 11/16/2026 BY SYS