LOT 23 BLK A COLUMBIA ESTATES.
ORB 674-153, 689-547, 715-768,

SCANDIZZO TERESSA M
102 SW TWIG CT
LAKE CITY, FL 32024

2027

10-5S-16-03529-123

BUILDING CHARACTERISTICS

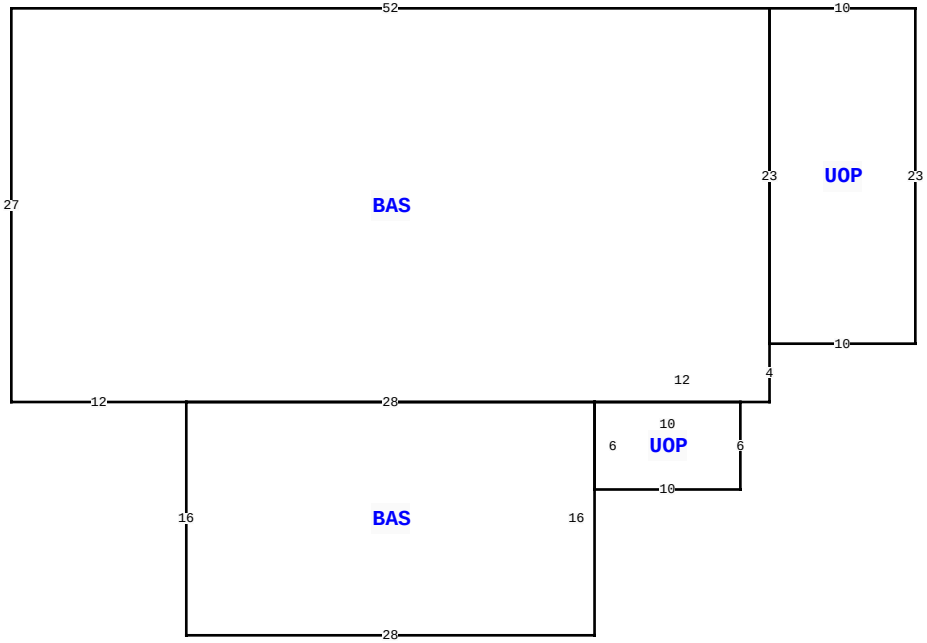
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
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	448	100		448	25,872
BAS	1,404	100		1,404	81,081
UOP	60	25		15	866
UOP	230	25		58	3,350
TOTALS	2,142			1,925	111,169

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,925	112.9000	105.00	202,125	1992	1992	0	0	0	45.00	55.00

2 MANUF 1 100% - 2002 Heated Area: 1852 HX Base Yr 2002



102 SW TWIG CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/20/2026 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	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	111,169
TOTAL MARKET OB/XF VALUE	7,500
TOTAL LAND VALUE - MARKET	39,000
TOTAL MARKET VALUE	157,669
SOH/AGL Deduction	92,284
ASSESSED VALUE	65,385
TOTAL EXEMPTION VALUE	HX HB 40,385
BASE TAXABLE VALUE	25,000
TOTAL JUST VALUE	157,669
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	158,865

SALE:2:1: REPO

SALE:1:1: LOT 23, BLOCK A, COLUMBIA ESTATES - W,E,

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1194/2017	1/27/2010	WD	U	I	34	12,300
GRANTOR: DEAS-BULLARD PROPERTI						
GRANTEE: SCANDIZZO TERESSA M						
1156/0103	7/31/2008	WD	Q	I	02	100
GRANTOR: DEAS-BULLARD PROPERTI						
GRANTEE: DEAS-BULLARD PROPER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S27 E12 BAS= S16 E28 N16 W28$ E28 UOP= S6 E10 N6 W10$ E12 N4 UOP= E10 N23 W10 S23$ N23$.

LAND DESCRIPTION

TOTAL OB/XF 7,500

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	1.50	26,000.00	39,000.00	39,000							

REVIEW DATE 09/10/2019 BY BC Total Acres: 1.51 Total Land Value: 39,000 Market: 0 Agricultural: 0 Common: 39,000 PRINTED 11/17/2026 BY SYS