COMM SW COR OF NW1/4 OF SE1/4, E
POB, CONT E 158.77 FT, N 179.89
S 4 DEG E 182.43 FT TO POB.

RODRIGUEZ CAROLINE KENDRA/RODRIGUEZ CARLOS YAREL
131 SE MYRTIS RD
LAKE CITY, FL 32025

2027

10-5S-17-09186-002

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 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	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05

DOR CODE 0200 MOBILE HOME

MAP NUM | MKT AREA 02

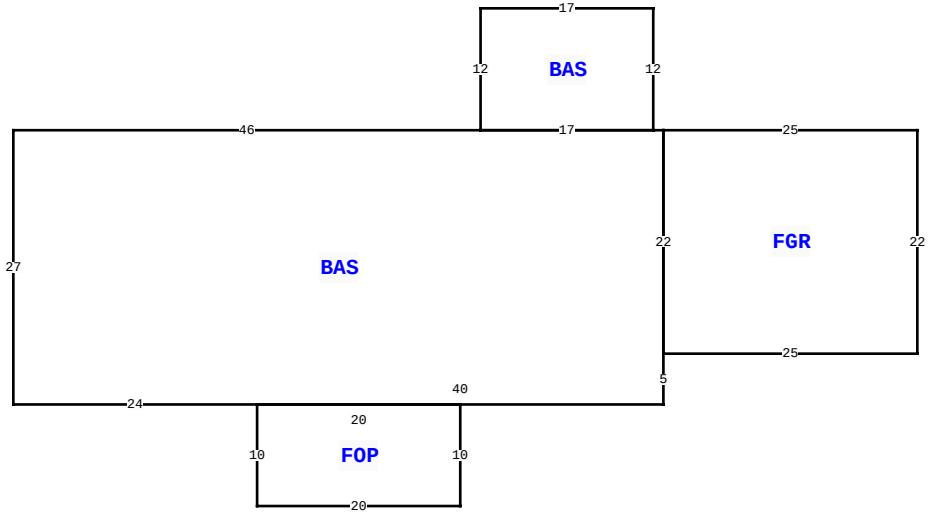
NEIGHBORHOOD/LOC 10517.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	204	100		204	20,094
BAS	1,728	100		1,728	170,202
FGR	550	55		302	29,746
FOP	200	35		70	6,895
TOTALS	2,682			2,304	226,936

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,304	119.0000	110.67	254,984	1989	2019	0	0	0	11.00	89.00

1 MANUF 1 100% - 2022 Heated Area: 1932 HX Base Yr 2022



131 SE MYRTIS RD, LAKE CITY

BLD DATE		LGL DATE	05/08/2026 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	1,220.00	UT	1.26	1.26	100	0	0	3	100	1,537	
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

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	226,936
TOTAL MARKET OB/XF VALUE	8,537
TOTAL LAND VALUE - MARKET	10,260
TOTAL MARKET VALUE	245,733
SOH/AGL Deduction	52,426
ASSESSED VALUE	193,307
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	141,896
TOTAL JUST VALUE	245,733
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	248,172

XFOB:1:1: LAKEPARK MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1437/2218	5/14/2021	WD	Q	I	01	180,000
GRANTOR: COLSON RICHARD R						
GRANTEE: RODRIGUEZ CAROLINE						
1416/2501	7/27/2020	WD	U	I	11	100
GRANTOR: RICHARD R COLSON						
GRANTEE: RICHARD R COLSON &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W46 S27 E24 FOP= S10 E20 N10 W20$ E40 N5 FGR= E25 N22 W25 S22$ N22 W1 BAS= N12 W17 S12 E17$ W17$.

LAND DESCRIPTION

TOTAL OB/XF 8,537

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		A-1	0.00	0.00	0.57	AC		1.00	1.00	1.00	18,000.00	18,000.00	10,260							

REVIEW DATE 07/31/2017 BY DF Total Acres: 0.57 Total Land Value: 10,260 Market: 0 Agricultural: 0 Common: 10,260 PRINTED 11/17/2026 BY SYS