S1/2 OF S1/2 OF SW1/4 OF NW1/4 E
670.24 FT EX 1.01 AC DESC IN QC

DURANTY TRACY A
554 SW NUGGET WAY
LAKE CITY, FL 32024

2027

11-4S-15-00335-002

BUILDING CHARACTERISTICS

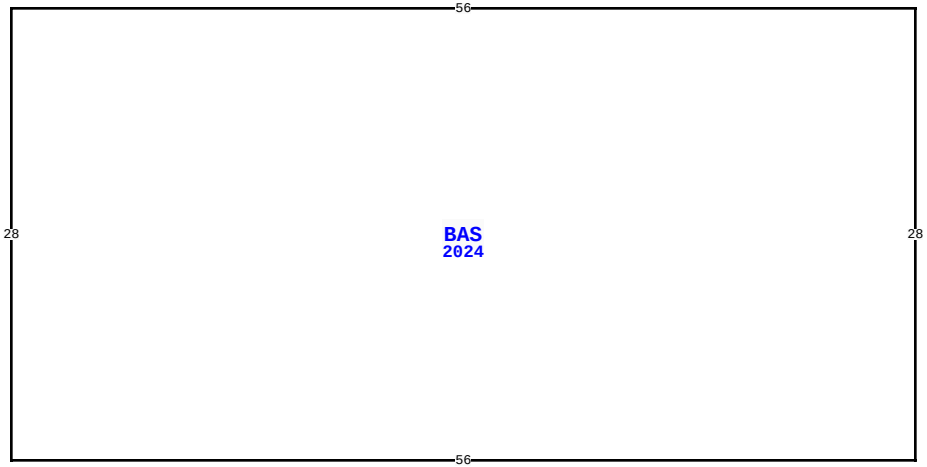
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 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	11415.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,568	100	2024	1,568	172,656
TOTALS	1,568			1,568	172,656

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0203	02	1,568	113.5000	112.36	176,180	2024	2024	0	0	0	2.00	98.00

1 MANUF 3 100% - 2024 Heated Area: 1568 HX Base Yr 2024



554 SW NUGGET WAY, LAKE CITY

BLD DATE		LGL DATE	04/22/2026 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	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	0081	DECKING WI	0	100	0	0	1.00	UT	800.00	800.00	100	2026	2025		100	800	
3	0261	PRCH, UOP	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2026	2025		100	1,200	
4	0030	BARN,MT	0	100	0	0	1.00	UT	7,500.00	7,500.00	100	2026	2025		100	7,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		172,656
TOTAL MARKET OB/XF VALUE		16,500
TOTAL LAND VALUE - MARKET		44,000
TOTAL MARKET VALUE		233,156
SOH/AGL Deduction		0
ASSESSED VALUE		233,156
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		181,745
TOTAL JUST VALUE		233,156
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		234,909

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048328	Mobile Home		10/03/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1522/2708	9/04/2024	WD	U	I	34	100
GRANTOR: KELLY TERRY M						
GRANTEE: DURANTY TRACY A						
1480/291	10/24/2022	AG	U	I	21	0
GRANTOR: KELLY TERRY M						
GRANTEE: DURANTY TRACY A						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=15,16] E56 S28 W56 N28 $
.

LAND DESCRIPTION

TOTAL OB/XF 16,500

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		A-1	6.00	0.00	4.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	44,000							

REVIEW DATE 10/08/2025 BY RP Total Acres: 4.00 Total Land Value: 44,000 Market: 0 Agricultural: 0 Common: 44,000 PRINTED 11/17/2026 BY SYS