BEG AT SW COR LOT 3 MYRTIS ESTAT
RUN N 219.51 FT TO PT ON A CURVE
ALONG CURVE, 30.47 FT, S 31 DG E

BENNETT HARRIET
293 SE CLARENCE CT
LAKE CITY, FL 32025

2027

11-5S-17-09208-213

BUILDING CHARACTERISTICS

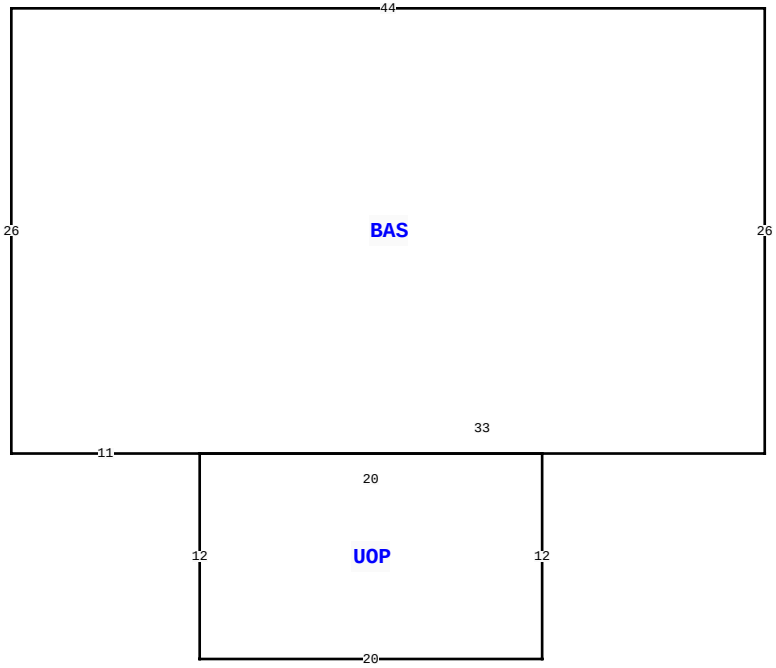
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
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	11517.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,144	100		1,144	67,822
UOP	240	25		60	3,557
TOTALS	1,384			1,204	71,378

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,204	115.9000	107.79	129,779	2000	2000	0	0	0	45.00	55.00

1 MANUF 1 100% - 2007 Heated Area: 1144 HX Base Yr 2007



293 SE CLARENCE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	0294	SHED WOOD/	0	100	8	12	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	
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		71,378
TOTAL MARKET OB/XF VALUE		7,300
TOTAL LAND VALUE - MARKET		9,000
TOTAL MARKET VALUE		87,678
SOH/AGL Deduction		47,212
ASSESSED VALUE		40,466
TOTAL EXEMPTION VALUE	HX HB WX SX	40,466
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		87,678
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		88,447

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1103/2439	10/31/2006	WD	Q	V	01	100

GRANTOR: STEVEN L & VALERIE A

GRANTEE: HARRIET A BENNETT

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 S26 E11 UOP= S12 E20 N12 W20$ E33 N26$.

LAND DESCRIPTION

TOTAL OB/XF 7,300

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		00	0.00	0.00	0.50	AC		1.00	1.00	1.00	18,000.00	18,000.00	9,000							

REVIEW DATE 08/04/2017 BY BC Total Acres: 0.50 Total Land Value: 9,000 Market: 0 Agricultural: 0 Common: 9,000 PRINTED 11/17/2026 BY SYS