BEG SW COR OF NW1/4 OF SE1/4, RU
N 300 FT, W 300 FT, S 300 FT TO

WATSON WILLIAM/WATSON NATASHA
1031 SE MYRTIS ROAD
LAKE CITY, FL 32024

2027

11-5S-17-09209-001

BUILDING CHARACTERISTICS

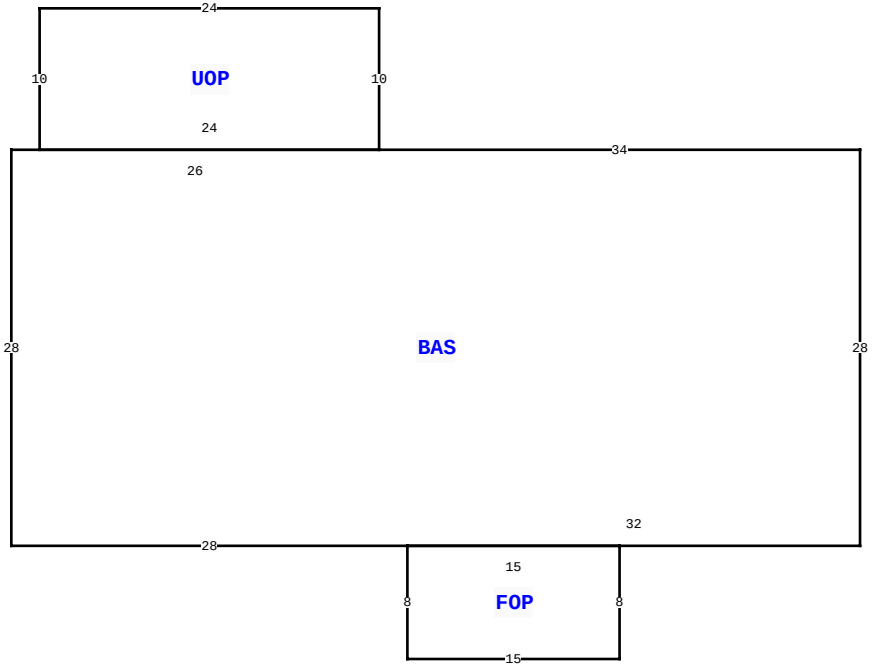
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	11517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,680	100		1,680	46,731
FOP	120	35		42	1,168
UOP	240	25		60	1,669
TOTALS	2,040			1,782	49,568

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,782	115.9000	69.54	123,920	1989	1989	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2020 Heated Area: 1680 HX Base Yr 2020



1031 SE MYRTIS RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
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	49,568
TOTAL MARKET OB/XF VALUE	8,700
TOTAL LAND VALUE - MARKET	33,120
TOTAL MARKET VALUE	91,388
SOH/AGL Deduction	39,357
ASSESSED VALUE	52,031
TOTAL EXEMPTION VALUE	HX HB 27,031
BASE TAXABLE VALUE	25,000
TOTAL JUST VALUE	91,388
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	91,388

XFOB:1:1: CHAD MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1314/0396	4/27/2016	WD	Q	I	01	47,000

GRANTOR: BEVERLY T SANDERS

GRANTEE: WILLIAM & NATASHA W

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W34 UOP= N10 W24 S10 E24$ W26 S28 E28 FOP= S8 E15 N8 W15$ E32 N28$.

LAND DESCRIPTION

TOTAL OB/XF 8,700

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	2.07	AC		1.00	1.00	1.00	16,000.00	16,000.00	33,120							

REVIEW DATE 08/02/2017 BY BC Total Acres: 2.07 Total Land Value: 33,120 Market: 0 Agricultural: 0 Common: 33,120 PRINTED 11/17/2026 BY SYS