COMM NE COR OF NE1/4 OF NW1/4, S
POB, N 6 DG W 345 FT, N 20 DG W
FT, S 840 FT TO POB.

CLEMENTS JOSEPH/DURAN TRACILLA
2511 GILES MARTIN AVE
LAKE CITY, FL 32024

2027

11-6S-17-09647-003

BUILDING CHARACTERISTICS

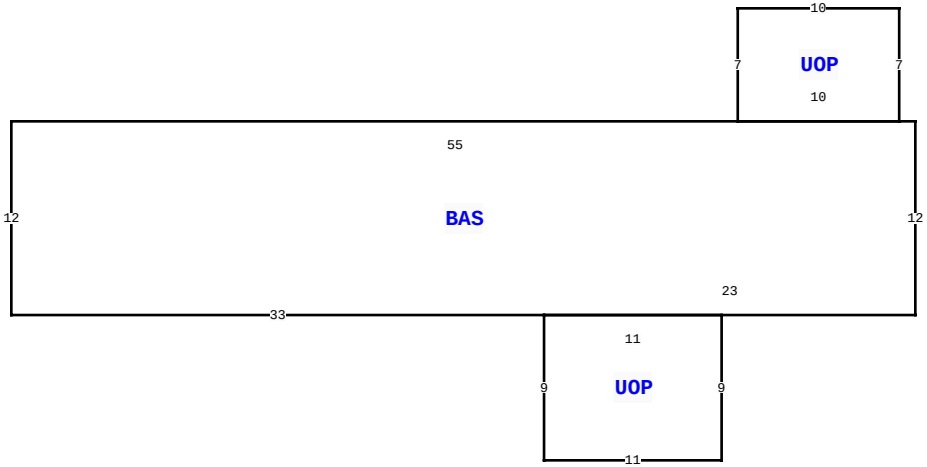
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	11617.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	16,098
UOP	70	25		18	431
UOP	99	25		25	599
TOTALS	841			715	17,128

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	715	99.8100	59.89	42,821	1970	1970	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2020 Heated Area: 672 HX Base Yr 2020



2511 SE GILES MARTIN AVE, 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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
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	17,128
TOTAL MARKET OB/XF VALUE	7,400
TOTAL LAND VALUE - MARKET	28,800
TOTAL MARKET VALUE	53,328
SOH/AGL Deduction	22,032
ASSESSED VALUE	31,296
TOTAL EXEMPTION VALUE	HX HB 25,000
BASE TAXABLE VALUE	6,296
TOTAL JUST VALUE	53,328
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	53,328

XFOB:1:1: VANDY MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1334/0838	4/05/2017	WD	Q	I	01	28,000
GRANTOR: DONALD RAY WALKER						
GRANTEE: JOSEPH CLEMENTS & T						
1110/1491	2/12/2007	WD	Q	I	01	100
GRANTOR: DEBORAH VERDON						
GRANTEE: DONALD RAY WALKER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W1 UOP= N7 W10 S7 E10$ W55 S12 E33 UOP= S9 E11N9 W11$ E23 N12$.

LAND DESCRIPTION

TOTAL OB/XF 7,400

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	1.80	AC		1.00	1.00	1.00	16,000.00	16,000.00	28,800							

REVIEW DATE 10/10/2017 BY BC Total Acres: 1.80 Total Land Value: 28,800 Market: 0 Agricultural: 0 Common: 28,800 PRINTED 11/17/2026 BY SYS