

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

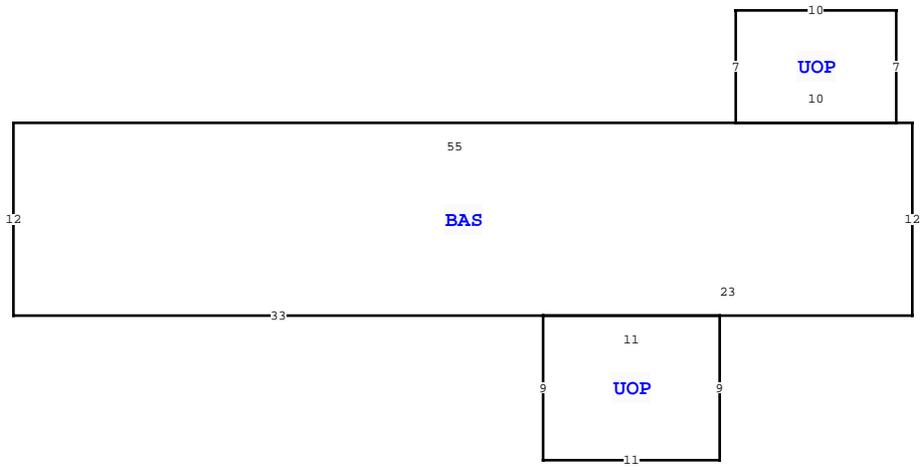
2026

11-6S-17-09647-003



BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	25 MOD METAL 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	12 MODULAR MT 100				
Interior Wall	04 PLYWOOD 100				
Interior Floor	14 CARPET 90				
Interior Floor	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
1	MOBILE HME	100% - 2020			42,821	1970	1970	0	0	60.00	40.00
			Heated Area: 672			HX Base Yr 2020					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
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			22,944
ASSESSED VALUE			30,384
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			5,384
TOTAL JUST VALUE			53,328
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			49,728
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						

EXTRA FEATURES																
L N	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			0.00	100	1993	1993	3	100	400	
2	9945	Well/Sept	0	100	0	0			7,000.00	100			3	100	7,000	

TOTAL OB/XF											
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE						
				05/06/2026	MLU						

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

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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							