

COMM NW COR OF SE1/4 OF SW1/4, R
S 735 FT, E 341.83 FT TO POB, TH
S 13 DG E 123.53 FT E 223.39 FT,

ROSADO JENNIFER L
4783 NE GUM SWAMP RD
LAKE CITY, FL 32055

2026

12-3S-17-04926-004
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BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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
Architectural	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	05
NEIGHBORHOOD/LOC	1317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	288	100	
BAS	1,860	100	
TOTALS	2,148		133,711

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	100%	- 2011	Heated Area: 2148		HX Base Yr 2011				

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			133,711
TOTAL MARKET OB/XF VALUE			14,900
TOTAL LAND VALUE - MARKET			9,945
TOTAL MARKET VALUE			158,556
SOH/AGL Deduction			61,031
ASSESSED VALUE			97,525
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			46,114
TOTAL JUST VALUE			158,556
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			155,780

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24504	M H	366	05/12/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1072/2477	2/02/2006	WD	Q	V	06	100

GRANTOR: J HARRY & PATRICIA L
GRANTEE: JENNIFER L ROSADO

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	2006
2	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	100	2006
3	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	100	2006
4	0031	BARN,MT AE	0	100	20	20	400.00	UT	12.00	100	2006
5	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	100	2012
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	2012
7	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	100	2012

TOTAL OB/XF												14,900												
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		00	0.00	0.00	1.53	AC		1.00	1.00	1.00	6,500.00	6,500.00	9,945							

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W16 BAS= N12 W24 S12 E24\$ W44 S31 E60 N31\$.	

LAND DESCRIPTION		TOTAL OB/XF																						14,900
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		00	0.00	0.00	1.53	AC		1.00	1.00	1.00	6,500.00	6,500.00	9,945							