COMM SE COR, RUN N 39 FT, W 641. CONT W 298.08 FT, N 732.14 FT, E 731.49 FT TO POB.

HUNTER TAMMY/WETHINGTON KRISTINA
370 SW KEGEL WAY
LAKE CITY, FL 32024

2027

12-4S-15-00347-009

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN 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		4 100
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 01

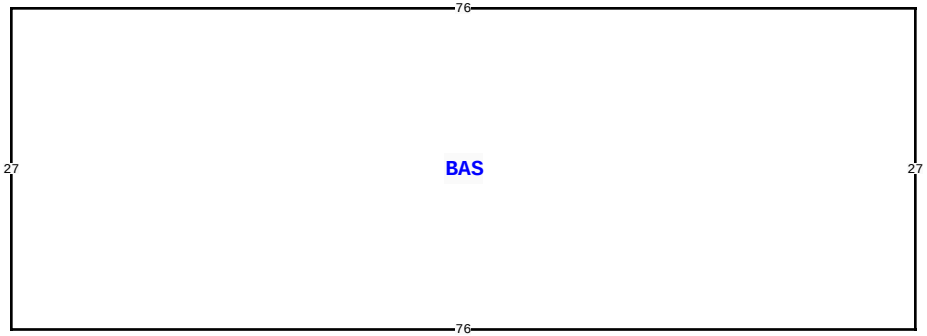
NEIGHBORHOOD/LOC 12415.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,052	100		2,052	58,063
TOTALS	2,052			2,052	58,063

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,052	117.9000	70.74	145,158	1997	1997	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2026 Heated Area: 2052 HX Base Yr 2026



370 SW KEGEL WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		58,063
TOTAL MARKET OB/XF VALUE		9,450
TOTAL LAND VALUE - MARKET		60,120
TOTAL MARKET VALUE		127,633
SOH/AGL Deduction		0
ASSESSED VALUE		127,633
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		76,222
TOTAL JUST VALUE		127,633
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		127,633

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19844	M H	125	08/13/2002
15245	M H	125	03/19/1999
13041	M H	125	09/10/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1521/2650	8/14/2024	LE	U	I	14	100
GRANTOR: CARTER DONALD D						
GRANTEE: CARTER DONALD D (EN						
1449/1862	10/12/2020	LE	U	I	14	100
GRANTOR: CARTER DONALD D						
GRANTEE: CARTER DONALD D						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S27 E76 N27$.

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	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	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	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	500.00	500.00	50	2013	2013	3	50	250	

LAND DESCRIPTION

TOTAL OB/XF 9,450

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	5.01	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,120							

REVIEW DATE 02/02/2024 BY KS Total Acres: 5.01 Total Land Value: 60,120 Market: 0 Agricultural: 0 Common: 60,120 PRINTED 11/17/2026 BY SYS