

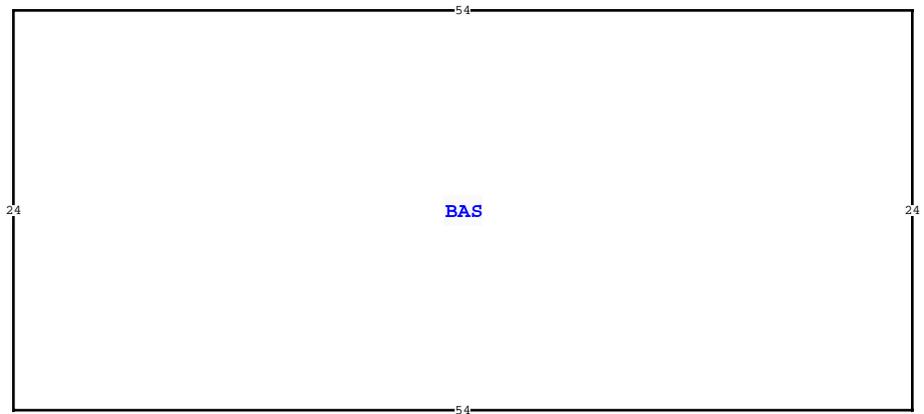
COMM NE COR, RUN S 2207.83 FT, W  
POB, CONT W 198.57 FT, S 1098.07  
FT, N 1098.07 FT TO POB.

KOCH ROBERT  
405 SW CARUSO PL  
LAKE CITY, FL 32024

**2026**

12-4S-15-00347-029  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	12	HARDWOOD	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architctual	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
BAS	1,296	100	
TOTALS	1,296		78,216

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%	- 2026	Heated Area: 1296			HX Base Yr 2026				
												
BLD DATE						LGL DATE	04/22/2026 MLU					
XF DATE						LAND DATE						
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			78,216
TOTAL MARKET OB/XF VALUE			11,000
TOTAL LAND VALUE - MARKET			60,120
TOTAL MARKET VALUE			149,336
SOH/AGL Deduction			0
ASSESSED VALUE			149,336
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			97,925
TOTAL JUST VALUE			149,336
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			142,693

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1526/2458	11/05/2024	QC	U	I	11	100	
GRANTOR: BUTCHER PAUL A							
GRANTEE: KOCH ROBERT							
1104/1167	12/06/2006	QC	Q	I	06	100	
GRANTOR: BRENDA J GRIFFIN AKA							
GRANTEE: PAUL A BUTCHER							

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	0210	GARAGE U	0	100	24	30			720.00	100	2006	2006	3	100	3,600	
2	0294	SHED WOOD/	0	100	0	0			1.00	100	2016	2016	3	100	400	
3	9945	Well/Sept	0	100	0	0			1.00	100	2024	2023		100	7,000	

LAND DESCRIPTION													TOTAL OB/XF					11,000						
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	5.01	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,120							

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W54 S24 E54 N24\$.