

COMM SE COR OF SW1/4, RUN N 1985
 2318.80 FT FOR POB, CONT W 330.3
 661.49 FT, E 331.30 FT, S 661.40

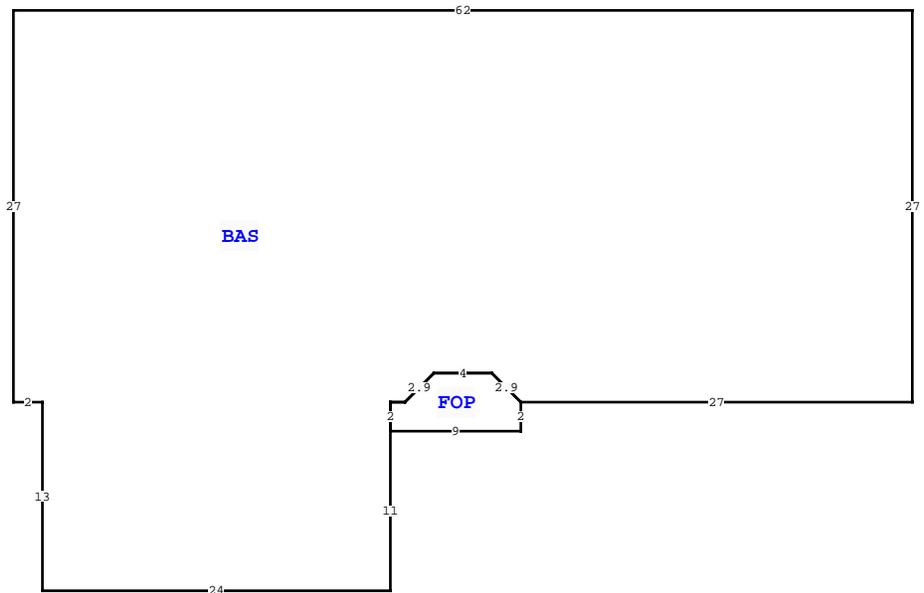
FULLER ROSS THEODORE/FULLER HEATHER DEWEY
 579 SW GALLANT DR
 LAKE CITY, FL 32024

2026

12-4S-15-00350-005

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	12	HARDWOOD	50
Interior Floor	14	CARPET	50
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	01
NEIGHBORHOOD/LOC	12415.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,974	100	
FOP	30	35	
TOTALS	2,004		
			1,984 131,708

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0202	02	1,984	119.5000	120.70	239,469	1996	1996	0	0	45.00	55.00
1 MANUF 2 100% - 2023 Heated Area: 1974 HX Base Yr 2023											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			131,708
TOTAL MARKET OB/XF VALUE			14,660
TOTAL LAND VALUE - MARKET			60,240
TOTAL MARKET VALUE			206,608
SOH/AGL Deduction			8,692
ASSESSED VALUE			197,916
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			146,505
TOTAL JUST VALUE			206,608
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			203,989

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1461/2173	3/11/2022	WD Q	Q	I	01	250,000
GRANTOR: TAYLOR-MCCRARY JACKIE						
GRANTEE: FULLER ROSS THEODOR						
1443/334	7/16/2021	WD U	I	37		50,000
GRANTOR: DEAS BROOKE						
GRANTEE: TAYLOR-MCCRARY JACK						

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	UT	1,200.00	1,200.00	100	2005
2	0261	PRCH, UOP	0	100	0	0	UT	0.00	0.00	100	2016
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100	
4	0261	PRCH, UOP	0	100	0	0	UT	0.00	0.00	100	2016
5	0169	FENCE/WOOD	0	100	0	0	UT	0.00	0.00	100	2016
6	0060	CARPORT F	0	100	24	24	UT	10.00	10.00	100	2022

TOTAL OB/XF												14,660												
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	5.02	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,240							

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W62 S27 E2 S13 E24 N11 FOP= E9 N2 U2 L2 W4 L2 D2 W1 S2\$ N2 E1 U2 R2 E4 R2 D2 E27 N27\$.	