

COMM NW COR OF SW1/4 OF SE1/4,
 RUN S 281.83 FT, E 245.81 FT
 FOR POB, CONT E 210 FT, S

BRANTLEY BETTY
 148 SE NECTARINE GLN
 LAKE CITY, FL 32025

2026

12-4S-17-08332-042



BUILDING CHARACTERISTICS					
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	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				
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 04				
NEIGHBORHOOD/LOC	12417.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	26,242
TOTALS	960			960	26,242

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MOBILE HME	100% - 0		68.34	65,606	1995	1995	0	0	60.00	40.00	
Heated Area: 960			HX Base Yr									



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			26,242
TOTAL MARKET OB/XF VALUE			8,400
TOTAL LAND VALUE - MARKET			16,500
TOTAL MARKET VALUE			51,142
SOH/AGL Deduction			21,011
ASSESSED VALUE			30,131
TOTAL EXEMPTION VALUE	HX HB SX		30,131
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			51,142
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			51,142
BLDG:2:1: WEST MH			
XF0B:2:1: HILLCREST MH #S/N 47X2016F			
XF0B:1:1: KINGSWOOD MH (LIVES IN BOTH MH'S AS DW)			
SALE:1:1: LOT 12 UNIT 2 PRICE CREEK INQUIRY MAILED			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
10479	M H	125	11/20/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0740/1785	1/15/1991	WD Q	Q	I		9,000
GRANTOR: LARRY CAUSEY						
GRANTEE: BETTY BRANTLEY						

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	0070	CARPORT UF	0	100	0	0			0.00	100	2012	2012	3	100	300	
2	0294	SHED WOOD/	0	100	0	0			0.00	100	2012	2012	3	100	400	
3	9945	Well/Sept	0	100	0	0			7,000.00	100			3	100	7,000	
4	0252	LEAN-TO W/	0	100	0	0			0.00	100	2012	2012	3	100	200	
5	0081	DECKING WI	0	100	0	0			0.00	100	2012	2012	3	100	200	
6	0263	PRCH,USP	0	100	0	0			0.00	100	2012	2012	3	100	300	
TOTALS													8,400			

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W60 S16 E60 N16\$.	

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	0102	C	SFR/MH	100		A-1	0.00	0.00	1.50	AC		1.00	1.00	1.00	11,000.00	11,000.00	16,500							