

COMM SE COR OF SW1/4 OF SE1/4,
 RUN W ALONG S LINE 477.58 FT
 FT FOR POB, CONT W 322.62 FT,

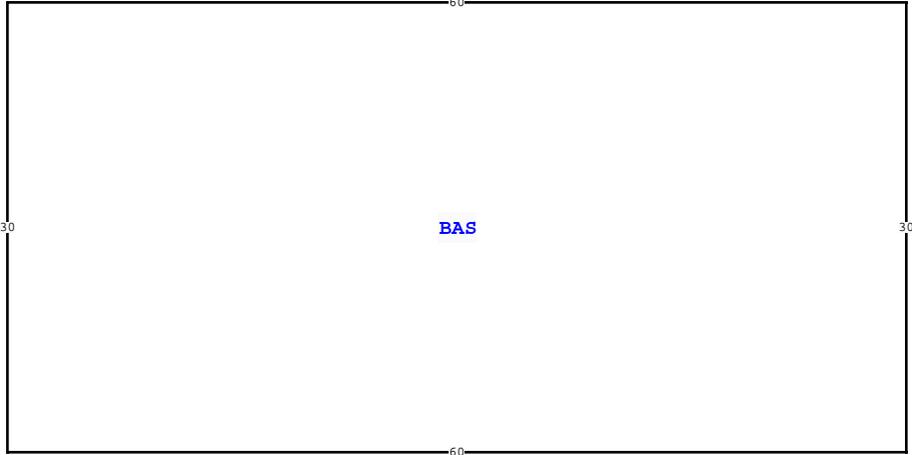
OSTENDORF LARRY FRANCIS/OSTENDORF THERESA BROWN
 982 SE ROSSI DR
 LAKE CITY, FL 32025-2399

2026

12-4S-17-08332-048

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
Architectual Units	01	CONV	100
		0	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
BAS	1,800	100	
TOTALS	1,800		1,800 181,314

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
4	MANUF	1	100%	- 2020	Heated Area: 1800		HX Base Yr		2020				



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			181,314
TOTAL MARKET OB/XF VALUE			21,750
TOTAL LAND VALUE - MARKET			13,410
TOTAL MARKET VALUE			216,474
SOH/AGL Deduction			89,509
ASSESSED VALUE			126,965
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			75,554
TOTAL JUST VALUE			216,474
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			216,700
BLDG:2:1: VILLAGE MH			
XFOB:1:1: FLEETWOOD MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
37423	M H	375	11/09/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1350/1127	12/18/2017	WD	Q	I	01	32,000
GRANTOR: BRUCE EDWARD JEWELL &						
GRANTEE: LARRY FRANCIS & THE						
1309/1946	2/16/2016	QC	U	V	11	100
GRANTOR: MARY V JEWELL						
GRANTEE: BRUCE EDWARD JEWELL						

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	0285	SALVAGE	0	100	0	0		1.00	UT 0.00	100	2005	2005	3	100	200	
2	0070	CARPORT UF	0	100	0	0		1.00	UT 600.00	50	2005	2005	3	50	300	
3	0031	BARN, MT AE	0	100	18	25		450.00	UT 15.00	100	2019	2019	3	100	6,750	
4	9947	Septic	0	0	0	0		1.00	UT 3,000.00	100			3	100	3,000	
5	0251	LEAN TO W/	0	100	12	25		300.00	UT 3.50	100	2019	2019	3	100	1,050	
6	0251	LEAN TO W/	0	100	12	25		300.00	UT 3.50	100	2019	2019	3	100	1,050	
7	0296	SHED METAL	0	100	0	0		1.00	UT 0.00	100	2020	2020	3	100	1,200	
8	0060	CARPORT F	0	100	0	0		1.00	UT 0.00	100	2020	2020	3	100	3,800	
9	0294	SHED WOOD/	0	100	0	0		1.00	UT 0.00	100	2020	2020	3	100	800	
10	0262	PRCH, FOP	0	100	0	0		1.00	UT 0.00	100	2020	2020	3	100	1,700	

TOTALS										BLD DATE	LGL DATE	LAND DATE	AG DATE	MLU
982 SE ROSSI DR, LAKE CITY												04/29/2025		

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W60 S30 E60 N30\$.									

LAND DESCRIPTION										TOTAL OB/XF														
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	1.46	AC		1.00	1.00	1.00	9,000.00	9,000.00	13,140							
2	9630	C	SWAMP	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	270.00	270.00	270							

