COMM NW COR OF NE1/4 OF SW1/4,
RUN S 521.78 FT, E 1334.86 FT
CONT E 210 FT FOR POB S 210 FT

LAW JORDAN/WENTWORTH TAYLOR
361 SE DEER ST
LAKE CITY, FL 32025

2027

12-4S-17-08332-074

BUILDING CHARACTERISTICS

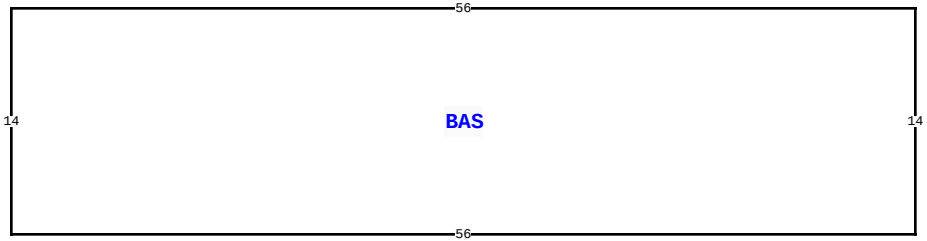
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	04	04
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	784	100		784	19,644
TOTALS	784			784	19,644

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	784	104.4050	62.64	49,110	1994	1994	0	0	0	60.00	40.00

2 MOBILE HME 0% - 2021 Heated Area: 784 HX Base Yr



361 SE DEER ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/29/2025 MLU
INC DATE		AG DATE	

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	0294	SHED WOOD/	0	0	12	16	192.00	UT	6.00	6.00	100	2011	2011	3	100	1,152	
2	0060	CARPORT F	0	0	20	24	480.00	UT	3.50	3.50	100	2012	2012	3	100	1,680	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	19,644
TOTAL MARKET OB/XF VALUE	9,832
TOTAL LAND VALUE - MARKET	11,110
TOTAL MARKET VALUE	40,586
SOH/AGL Deduction	1,434
ASSESSED VALUE	39,152
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	39,152
TOTAL JUST VALUE	40,586
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	40,586

SALE:1:1: LOT 14

XFOB:1:1: SUMIT MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
29731	M H	325	10/13/2011

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q/U	V/I	RSN CD	SALE PRICE
1407/0406	2/28/2020	WD	Q	I	01	25,000
GRANTOR: TIMOTHY J THOMAS						
GRANTEE: JORDAN LAW & TAYLOR						
1221/2580	7/18/2010	WD	Q	I	01	24,200
GRANTOR: PATRICIA ANN CAWLEY						
GRANTEE: TIMOTHY J THOMAS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S14 E56 N14$.

LAND DESCRIPTION

TOTAL OB/XF 9,832

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	0		00	0.00	0.00	1.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,110							

REVIEW DATE 04/12/2017 BY BC Total Acres: 1.01 Total Land Value: 11,110 Market: 0 Agricultural: 0 Common: 11,110 PRINTED 11/17/2026 BY SYS