

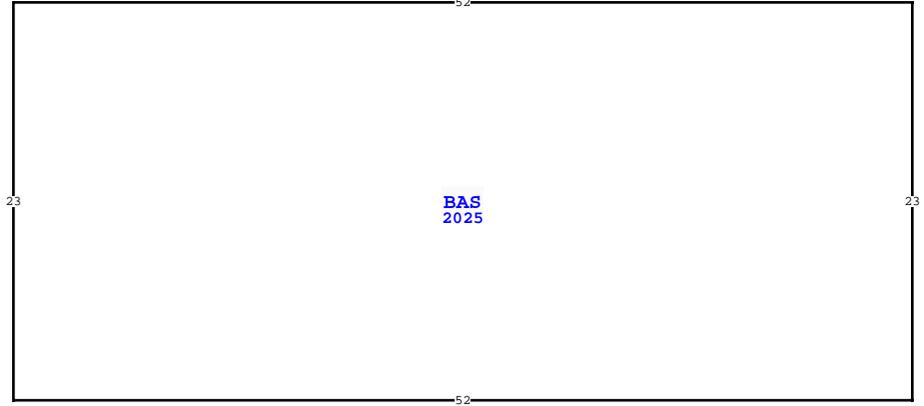
COMM NW COR OF NE1/4 OF SW1/4, R  
E 284.86 FT TO E R/W OF A 50-FT  
E 210 FT, S 420 FT, W 210 FT, N

LYNCH JENNIFER/LYNCH DON  
561 SE DEER ST  
LAKE CITY, FL 32025

**2026**

12-4S-17-08332-079  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	02	WALL BD/WD	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	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
BAS	1,196	100	2025
TOTALS	1,196		54,979

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0200	02	1,196	99.5000	83.58	99,962	1992	1992	0	0	45.00	55.00	
2 MANUF 1			0% - 2025	Heated Area: 1196			HX Base Yr					
												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE												
LAND DATE										04/29/2025		MLU
AG DATE												

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	54,979		
TOTAL MARKET OB/XF VALUE	8,800		
TOTAL LAND VALUE - MARKET	22,110		
TOTAL MARKET VALUE	85,889		
SOH/AGL Deduction	0		
ASSESSED VALUE	85,889		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	85,889		
TOTAL JUST VALUE	85,889		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	84,580		
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049434	Mobile Home		03/15/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1503/2542	12/06/2023	WD	U	I	11	100
GRANTOR: DICKS BETTY						
GRANTEE: LYNCH JENNIFER						
1309/1964	2/16/2016	QC	U	I	11	100
GRANTOR: MARCEILA LANG ETAL						
GRANTEE: BETTY DICKS OR JENN						

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
1	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100		3
2	0296	SHED METAL	0	0	0	1.00	UT	1,800.00	1,800.00	100	2025	2024

TOTAL OB/XF												
8,800												
561 SE DEER ST, LAKE CITY												

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2025;ORIG=21,14] E52 S23 W52 N23 \$												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0200	C	MBL HM	0		A-1	0.00	0.00	2.01	AC		1.00