

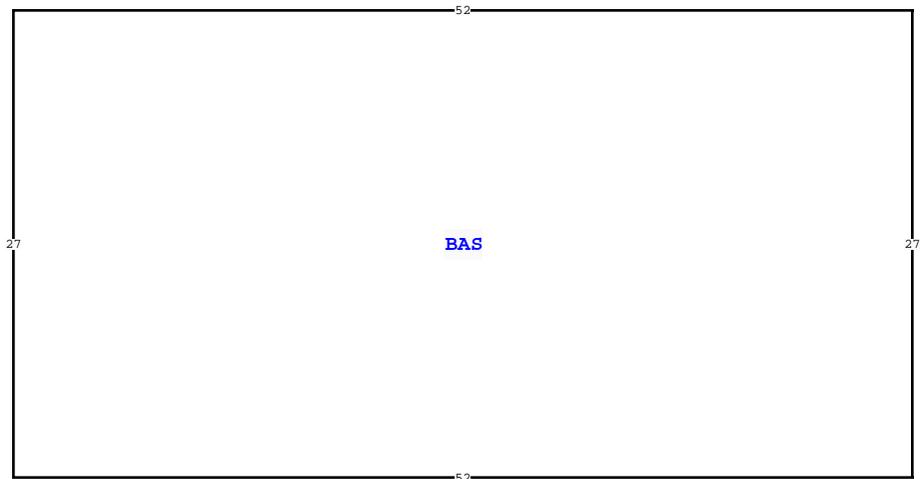
COMM NW COR OF SW1/4, S 734.21 F
 FOR POB, CONT E 136.39 FT, S 159
 FT, N 159.69 FT TO POB. (AKA PRC

TORRES WILLIAM/TORRES MARGARITA
 308 SW TONY CARMEN GLN
 LAKE CITY, FL 32024

2026

12-5S-15-00447-215


BUILDING CHARACTERISTICS		CONSTRUCTION	
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 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	01	CONV	100
Units		0	100
Condition Adj	02	02	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	12515.020 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,404	100	
TOTALS	1,404		75,992

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	1,404	102.5100	98.41	138,168	2005	2005	0	0	45.00	55.00	
1 MANUF 1 0% - 0 Heated Area: 1404 HX Base Yr												
												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE										05/08/2026	MLU	
LAND DATE												
AG DATE												

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			75,992	
TOTAL MARKET OB/XF VALUE			9,150	
TOTAL LAND VALUE - MARKET			9,000	
TOTAL MARKET VALUE			94,142	
SOH/AGL Deduction			4,808	
ASSESSED VALUE			89,334	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			89,334	
TOTAL JUST VALUE			94,142	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			90,559	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048333	Roof Replacement	8,295	10/04/2023
26555	M H	507	12/27/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1552/1541	10/23/2025	LE U		I	14	100
GRANTOR: TORRES WILLIAM						
GRANTEE: TORRES WILLIAM (ENH						
1134/1622	10/25/2007	WD Q		V		6,000
GRANTOR: ANTHONY & CARMEN MIKU						
GRANTEE: WILLIAM & MARGARITA						

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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300				
2	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	50				
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000				
4	0081	DECKING WI	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	600				
5	0263	PRCH, USP	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,200				
TOTALS													1,404		1,404	75,992				

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W52 S27 E52 N27\$.

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	0		A-1	0.00	0.00	0.50	AC		1.00	1.00	1.00	18,000.00	18,000.00	9,000								