LOT 3 HUNTERS LANDING S/D.
AG 1038-330, QC 1269-969,970, WD

CURRY ALFONSO LEON
PO BOX 2694
LAKE CITY, FL 32056

2026

13-3S-16-02100-103

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	13316.040 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

358 NW CANTON LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	25,500
SOH/AGL Deduction	0
ASSESSED VALUE	25,500
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	25,500
TOTAL JUST VALUE	25,500
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	25,500

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054571	Mobile Home		11/25/2025
000054516	Right-of-Way Acce		11/18/2025
18819	M H	125	10/11/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1553/2634	10/15/2025	WD	Q	I	01	45,000
GRANTOR: JERRY'S ONE STOP MOBI						
GRANTEE: CURRY ALFONSO LEON						
1499/2305	9/28/2023	WD	U	I	34	15,500
GRANTOR: SUBRANDY LIMITED PART						
GRANTEE: JERRY'S ONE STOP MO						

BUILDING NOTES

BUILDING DIMENSIONS

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	0000	C	VAC RES	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 03/02/2026 BY justin Total Acres: 1.55 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 03/25/2026 BY SYS