LOT 8 HUNTERS LANDING S/D.

AG 1025-1630, 1041-2711, WD 1431

WILLIAMS RUSSELL J
187 NW PATRIOT CT
LAKE CITY, FL 32055-8123

2027

13-3S-16-02100-108

BUILDING CHARACTERISTICS

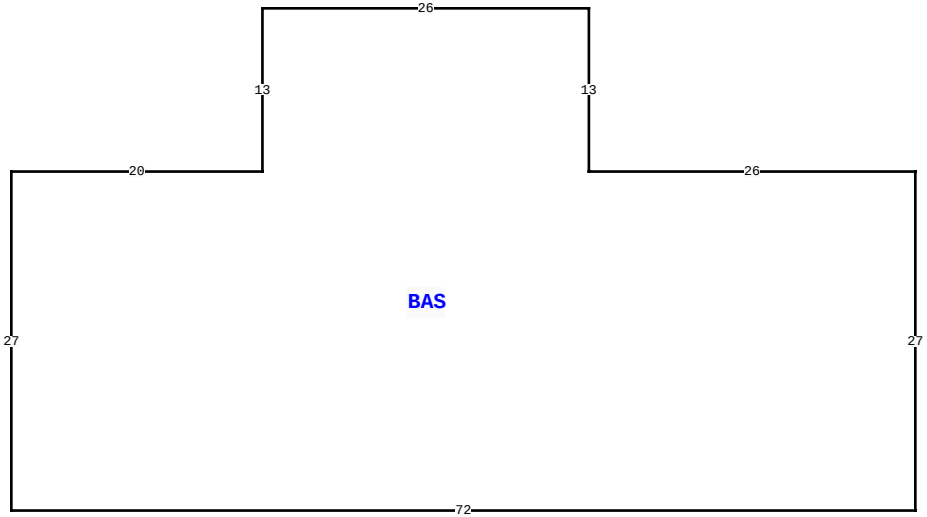
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 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 03
NEIGHBORHOOD/LOC	13316.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,282	100		2,282	132,953
TOTALS	2,282			2,282	132,953

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,282	113.9000	105.93	241,732	2005	2005	0	0	0	45.00	55.00

1 MANUF 1 100% - 2006 Heated Area: 2282 HX Base Yr 2006



187 NW PATRIOT CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	
2	0294	SHED WOOD/	0	100	10	12	120.00	UT	7.50	7.50	50	2004	2004	3	50	450	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	20	22	440.00	UT	2.00	2.00	100	2009	2009	3	100	880	
5	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		132,953
TOTAL MARKET OB/XF VALUE		9,730
TOTAL LAND VALUE - MARKET		28,000
TOTAL MARKET VALUE		170,683
SOH/AGL Deduction		78,617
ASSESSED VALUE		92,066
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		40,655
TOTAL JUST VALUE		170,683
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		172,114

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22336	M H	250	09/23/2004
20884	M H	125	07/18/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1447/2588	9/20/2021	QC	U	I	11	100
GRANTOR: WILLIAMS KATHY L						
GRANTEE: WILLIAMS RUSSELL J						
1431/1658	3/02/2021	WD	U	I	34	100
GRANTOR: SUBRANDY LIMITED PART						
GRANTEE: WILLIAMS RUSSELL J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 N13 W26 S13 W20 S27 E72 N27$.

LAND DESCRIPTION

TOTAL OB/XF 9,730

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	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.40	1.40	20,000.00	28,000.00	28,000							

REVIEW DATE 05/11/2023 BY KS Total Acres: 3.10 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 11/17/2026 BY SYS