

COMM NE COR OF MOORE RD & ROSEMA
ALONG ROSEMARY LANE 420 FT FOR P
FT, N 271 FT, W 412 FT TO E R/W

THOMAS TANYA
215 NW ROSEMARY CT
LAKE CITY, FL 32055

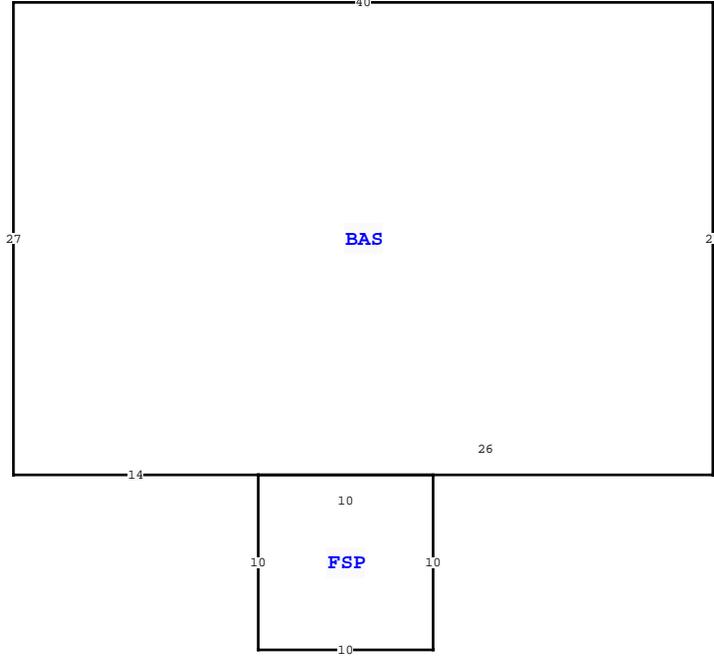
2026

13-3S-16-02104-003



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	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		2	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural	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	13316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,080	100	
FSP	100	40	
TOTALS	1,180		1,120 69,719

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	1,120	117.9000	113.18	126,762	1988	1988	0	0	45.00	55.00		
1 MANUF 1 100% - 2000 Heated Area: 1080 HX Base Yr 2000													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			69,719
TOTAL MARKET OB/XF VALUE			9,910
TOTAL LAND VALUE - MARKET			34,155
TOTAL MARKET VALUE			113,784
SOH/AGL Deduction			63,324
ASSESSED VALUE			50,460
TOTAL EXEMPTION VALUE	HX HB	25,460	
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			113,784
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			112,337

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054453	Electrical Servic		11/12/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1339/0437	6/20/2017	LE U		I	14	100
GRANTOR: ROGER T & TANYA THOMA						
GRANTEE: SONYA G FRANKLIN (R						
1189/0653	2/17/2010	QC U		I	11	100
GRANTOR: RONALD D DONALDSON SR						
GRANTEE: ROGER T THOMAS						

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	0120	CLFENCE 4	0	100	0	0			1.00	UT	0.00				100	200
2	0296	SHED METAL	0	100	10	10			100.00	UT	5.00				70	350
3	0060	CARPORT F	0	100	18	20			360.00	UT	5.00				70	1,260
4	9945	Well/Sept	0	100	0	0			1.00	UT	7,000.00				3	7,000
5	0040	BARN, POLE	0	100	0	0			1.00	UT	0.00				100	100
6	0294	SHED WOOD/	0	100	0	0			1.00	UT	0.00				100	1,000

TOTAL OB/XF													
9,910													

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	100		A-1	0.00	0.00	1.27	AC		1.00	1.00	0.90	15,000.00	13,500.00	17,145							
2	0000	C	VAC RES	100		00	0.00	0.00	1.26	AC		1.00	1.00	0.90	15,000.00	13,500.00	17,010							