COMM AT NE COR OF NW1/4 OF SW 1/
FT, W 282.15 FT FOR POB, CONT W
383.50 FT, E 281.49 FT, N 383.50

SIKES JOHN D JR/HALL BONNIE LOU
803 SW MARCUS TER
LAKE CITY, FL 32024

2027

13-4S-15-00356-007

BUILDING CHARACTERISTICS

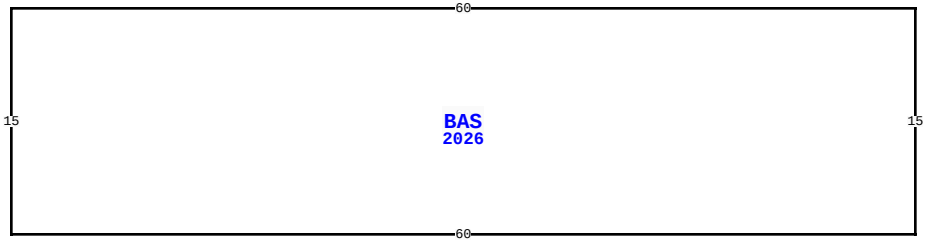
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 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 01
NEIGHBORHOOD/LOC	13415.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	900	100	2026	900	95,256
TOTALS	900			900	95,256

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	900	112.5000	108.00	97,200	2026	2026	0	0	0	2.00	98.00

1 MANUF 2 100% - 2026 Heated Area: 900 HX Base Yr 2026



803 SW MARCUS TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2026 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	0030	BARN,MT	0	100	12	40	1.00	UT	8,600.00	8,600.00	100	2024	2023		100	8,600	
2	0060	CARPORT F	0	100	18	40	1.00	UT	6,800.00	6,800.00	100	2024	2023		100	6,800	
3	0251	LEAN TO W/	0	100	12	40	1.00	UT	3,500.00	3,500.00	100	2024	2023		100	3,500	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	2024	2023		100	7,000	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	300.00	300.00	100	2026	2025		100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		95,256
TOTAL MARKET OB/XF VALUE		26,200
TOTAL LAND VALUE - MARKET		35,280
TOTAL MARKET VALUE		156,736
SOH/AGL Deduction		0
ASSESSED VALUE		156,736
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		105,325
TOTAL JUST VALUE		156,736
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		157,724

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054593	Mobile Home		12/01/2025
000054514	Right-of-Way Acce		11/18/2025
000046750	Storage Building	20,000	03/15/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1528/224	11/22/2024	QC	U	I	11	0
GRANTOR: SIKES JOHN DANIEL JR						
GRANTEE: SIKES JOHN DANIEL J						
1482/980	1/03/2023	WD	Q	V	03	35,000
GRANTOR: ROBERSON LINDA						
GRANTEE: SIKES JOHN D JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2026;ORIG=15,6] E60 S15 W60 N15 $
.

LAND DESCRIPTION

TOTAL OB/XF 26,200

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			0.00	0.00	2.52	AC		1.00	1.00	1.00	14,000.00	14,000.00	35,280							

REVIEW DATE 01/05/2026 BY justin Total Acres: 2.52 Total Land Value: 35,280 Market: 0 Agricultural: 0 Common: 35,280 PRINTED 11/17/2026 BY SYS