

LOT 10 DEERHAVEN S/D UNREC.
 COMM SW COR OF W1/2 OF SE1/4, RU
 1254.76 FT, N 1920 FT FOR POB, R

BENSON HOMER J/BENSON BRANDY A
 656 SE SULTON LP
 LAKE CITY, FL 32025

2026

13-4S-17-08335-009



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	02	MIN PLYWD	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	02	02	100
Quality	03	03	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	13417.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,216	100	
TOTALS	1,216		48,267

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
2	MANUF	1	100% - 2025		87,759	1997	1997	0	0	45.00	55.00													
			Heated Area: 1216				HX Base Yr	2025																
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> 76 76 15 16 <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%); font-size: 2em; color: blue;">BAS</div> </div>																								
<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>04/11/2025</td> <td>MLU</td> <td></td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				04/11/2025	MLU	
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COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE				48,267		
TOTAL MARKET OB/XF VALUE				10,200		
TOTAL LAND VALUE - MARKET				31,200		
TOTAL MARKET VALUE				89,667		
SOH/AGL Deduction				0		
ASSESSED VALUE				89,667		
TOTAL EXEMPTION VALUE				HX HB 51,411		
BASE TAXABLE VALUE				38,256		
TOTAL JUST VALUE				89,667		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				90,263		
SALE:2:1: \$.70 STAMPS						
SALE:1:1: SALE INCLUDES STORAGE BLDG						
PERMIT NUM						
DESCRIPTION		AMT		ISSUED		
000051586	Storage Building	12,000	08/01/2025			
000051180	Right-of-Way Acce		10/21/2024			
26694	M H	586	01/30/2008			
20394	M H	125	02/07/2003			
19952	M H	125	09/10/2002			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1510/35	3/07/2024	WD	Q	I	01	120,000
GRANTOR: TRUESDALE KAREN J						
GRANTEE: BENSON HOMER J						
1336/0975	5/06/2017	QC	U	I	11	100
GRANTOR: MICHAEL T TRUESDALE						
GRANTEE: KAREN J TRUESDALE						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W76 S16 E76 N16\$.						

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		RSF/MH	0.00	0.00	7.80	AC		1.00	1.00	1.00	4,000.00	4,000.00	31,200								