LOT 3 BLOCK B DEERHAVEN S/D UNRE
COMM SW COR OF W1/2 OF SE1/4, R
343.74 FT, N 160 FT FOR POB, CON

BADER DAVID LEE
161 SE SULTON LOOP
LAKE CITY, FL 32025

2027

13-4S-17-08335-026

BUILDING CHARACTERISTICS

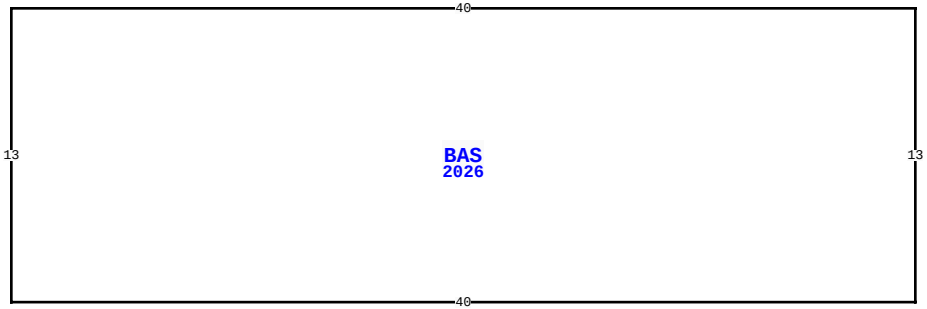
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		1 100
Bathrooms		1 100
Frame	01	NONE 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 04
NEIGHBORHOOD/LOC	13417.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	520	100	2026	520	53,325
TOTALS	520			520	53,325

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	520	109.0000	104.64	54,413	2025	2025	0	0	0	2.00	98.00

1 MANUF 2 100% - 2026 Heated Area: 520 HX Base Yr 2026



161 SE SULTON LOOP, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/29/2025 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	0040	BARN,POLE	0	100	20	30	1.00	UT	3,000.00	3,000.00	75	0	0	3	75	2,250	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		53,325
TOTAL MARKET OB/XF VALUE		9,250
TOTAL LAND VALUE - MARKET		11,000
TOTAL MARKET VALUE		73,575
SOH/AGL Deduction		0
ASSESSED VALUE		73,575
TOTAL EXEMPTION VALUE	HX HB	48,575
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		73,575
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		74,130

XFOB:2:1: HART ID#N84072A & B TITLE #46291269-4632

SALE:2:1: CHUCK CHECKED - PAID TOO MUCH

SALE:1:1: FORECLOSURE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053779	Mobile Home		08/05/2025
000053739	Right-of-Way Acce		07/31/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1399/2369	11/22/2019	WD	U	V	30	24,000
GRANTOR: WINDON D WORSWICK						
GRANTEE: DAVID LEE BADER						
1399/2366	11/22/2019	WD	U	V	11	100
GRANTOR: WINDON D WORSWICK & L						
GRANTEE: WINTON D WORSWICK						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2026;ORIG=18,10] E40 S13 W40 N13 $
.

LAND DESCRIPTION

TOTAL OB/XF 9,250

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/MH	160.00	284.00	1.00	LT		1.00	1.00	1.00	11,000.00	11,000.00	11,000							

REVIEW DATE 09/15/2025 BY randall Total Acres: 1.04 Total Land Value: 11,000 Market: 0 Agricultural: 0 Common: 11,000 PRINTED 11/17/2026 BY SYS