

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

2026

13-4S-17-08335-026



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	100
Interior Floor	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
BAS	520	100	2026
TOTALS	520		53,880

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
1	MANUF	2	100%	-	2026									
Heated Area: 520						HX Base Yr 2026								
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <span style="color: blue; font-weight: bold;">BAS 2026</span> </div>														
BLD DATE			XF DATE			LGL DATE			LAND DATE			AG DATE		
						04/29/2025			MLU					

161 SE SULTON LOOP, LAKE CITY

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		53,880	
TOTAL MARKET OB/XF VALUE		9,250	
TOTAL LAND VALUE - MARKET		11,000	
TOTAL MARKET VALUE		74,130	
SOH/AGL Deduction		0	
ASSESSED VALUE		74,130	
TOTAL EXEMPTION VALUE		HX HB 49,130	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		74,130	
NCON VALUE		53,880	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		20,250	
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 \$

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	0040	BARN,POLE	0	100	20	30		1.00	UT 3,000.00	75	0	0	3	75	2,250	
2	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100			3	100	7,000	
TOTALS													520		53,880	

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/MB	60.00	284.00	1.00	LT		1.00	1.00	1.00	11,000.00	11,000.00	11,000								