(LOT 1 BLK C CHADWORTH S/D UNR D
COMM NE COR OF SW1/4 OF SE1/4, R
SW 378 FT, S 124.68 FT TO S R/W

JOHNSON NEIL R/JOHNSON DAWN M
108 NW LYNEAR PL
LAKE CITY, FL 32055

2027

14-3S-16-02123-020

BUILDING CHARACTERISTICS

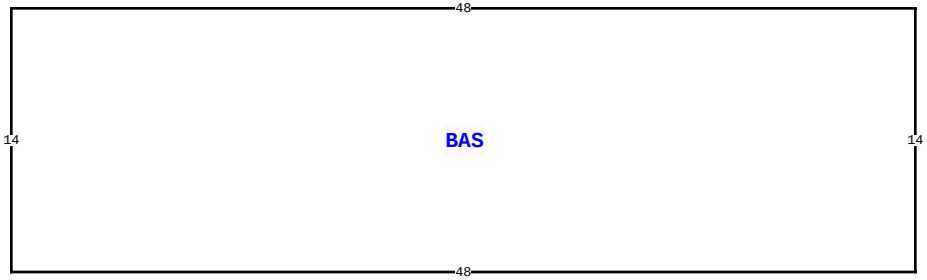
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	14316.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	11,290
TOTALS	672			672	11,290

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	672	70.0000	42.00	28,224	1987	1987	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 672 HX Base Yr



106 NW LYNEAR PL, LAKE CITY

BLD DATE		LGL DATE	05/08/2026 MLU
XF DATE		LAND DATE	
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	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	500	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	11,290
TOTAL MARKET OB/XF VALUE	7,500
TOTAL LAND VALUE - MARKET	15,300
TOTAL MARKET VALUE	34,090
SOH/AGL Deduction	3,883
ASSESSED VALUE	30,207
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	30,207
TOTAL JUST VALUE	34,090
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	34,090

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33750	M H	576	02/10/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0862/0661	7/07/1998	WD	Q	I		57,000
GRANTOR: SOUSA						
GRANTEE: JOHNSON						
0565/0214	5/01/1985	WD	Q	I		42,300
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S14 E48 N14$.

LAND DESCRIPTION

TOTAL OB/XF 7,500

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	0		RSF/MH	150.00	435.00	1.00	LT		1.00	1.00	0.85	18,000.00	15,300.00	15,300							

REVIEW DATE 05/11/2023 BY KS Total Acres: 1.50 Total Land Value: 15,300 Market: 0 Agricultural: 0 Common: 15,300 PRINTED 11/17/2026 BY SYS