(AKA LOT 3 BLOCK F CHADWORTH S/D
COMM NE COR OF NW1/4 OF SE1/4, R
FOR POB, RUN S 161.75 FT, W 310

SHAW SCHEMEKA/CLARK LATOYA
187 NW MELANIE WAY
LAKE CITY, FL 32055

2027

14-3S-16-02123-041

BUILDING CHARACTERISTICS

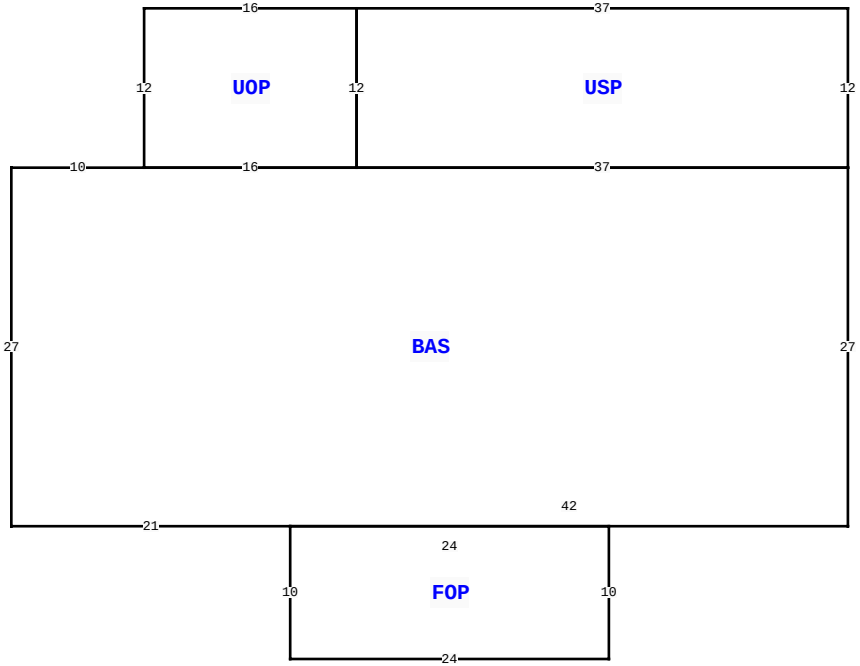
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 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 03
NEIGHBORHOOD/LOC	14316.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,701	100		1,701	46,498
FOP	240	35		84	2,296
UOP	192	25		48	1,312
USP	444	35		155	4,237
TOTALS	2,577			1,988	54,344

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,988	113.9000	68.34	135,860	1998	1997	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2024 Heated Area: 1701 HX Base Yr



187 NW MELANIE WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	54,344
TOTAL MARKET OB/XF VALUE	13,718
TOTAL LAND VALUE - MARKET	18,000
TOTAL MARKET VALUE	86,062
SOH/AGL Deduction	0
ASSESSED VALUE	86,062
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	86,062
TOTAL JUST VALUE	86,062
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	86,062

PERMIT NUM	DESCRIPTION	AMT	ISSUED
13002	M H	125	08/29/1997
6907	M H	60	03/03/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1506/1122	12/20/2023	PR	U	I	19	100
GRANTOR: ANTHONY TERESA L						
GRANTEE: SHAW SCHEMEKA						
0833/1114	1/13/1997	WD	U	I	11	10,000
GRANTOR: ROSS						
GRANTEE: ANTHONY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W10 S27 E21 FOP= S10 E24 N10 W24$ E42 N27 USP= N12 W37 S12 E37$ W37 UOP= N12 W16 S12 E16$ W16$.

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200	
2	0296	SHED METAL	0	0	12	24	288.00	UT	11.00	11.00	100	2009	2009	3	100	3,168	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0060	CARPORT F	0	0	20	25	500.00	UT	4.50	4.50	100	2009	2009	3	100	2,250	
5	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 13,718

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	62.00	310.00	1.00	LT		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

REVIEW DATE 05/11/2023 BY KS Total Acres: 1.15 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/17/2026 BY SYS