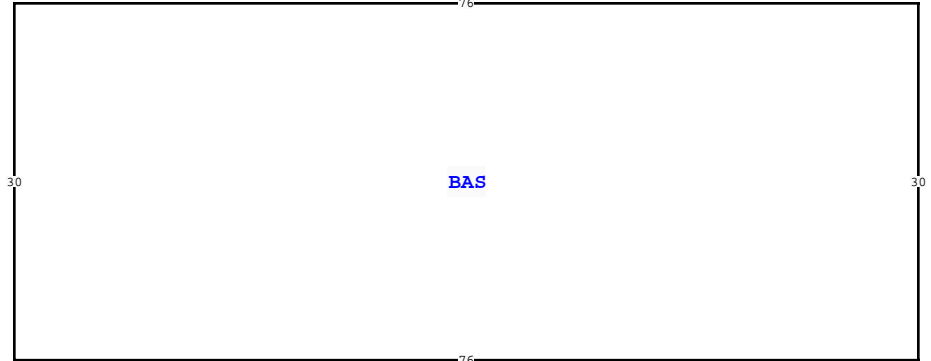


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2 100
Stories	1. 1. 100
Architectural	01 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
20201	02	2,280	117.9000	110.83	252,692	2002	2010	0	0	35.00	65.00
1 MANUF 1 100% - 2024 Heated Area: 2280 HX Base Yr 2024											



Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 01				
NEIGHBORHOOD/LOC	14415.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100		2,280	164,250
TOTALS	2,280			2,280	164,250

453 SW WEIRSDALE PL, LAKE CITY

BLD DATE	LGL DATE
XF DATE	LAND DATE
INC DATE	AG DATE
	04/22/2026 MLU

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	2002	2002	3	100	1,200	
2	0020	BARN,FR	0	100	24	30	720.00	UT	2.50	100	2002	2002	3	100	1,800	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	100	2016	2016	3	100	100	
5	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	100	2016	2016	3	100	800	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2016	2016	3	100	1,200	

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		164,250	
TOTAL MARKET OB/XF VALUE		12,100	
TOTAL LAND VALUE - MARKET		44,000	
TOTAL MARKET VALUE		220,350	
SOH/AGL Deduction		0	
ASSESSED VALUE		220,350	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		168,939	
TOTAL JUST VALUE		220,350	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		233,931	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19453	M H	125	04/19/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1495/1934	7/21/2023	WD	Q	I	01	267,500
GRANTOR: ROBISON DAVID E						
GRANTEE: MAJZEL TAYNA LIZOTT						
0950/1625	3/18/2002	WD	Q	V		28,900
GRANTOR: LENVIL DICKS						
GRANTEE: DAVID & PEGGY ROBIS						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W76 S30 E76 N30\$.	

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	0.80	55,000.00	44,000.00	44,000							