

COMM NW COR OF SW1/4 OF NW1/4, R
E 580 FT FOR POB, RUN N 150 FT,
S 150 FT W 290.40 FT TO POB.

FRAME JESSICA
223 SW ADVENTURE GLN
LAKE CITY, FL 32024

2026

14-4S-15-00369-003


ELEMENT		CD	BUILDING CHARACTERISTICS		CONSTRUCTION	
Exterior Wall	08	WD	OR	PLY	100	
Roof Structur	03	GABLE	/	HIP	100	
Roof Cover	12	MODULAR	MT	100		
Interior Wall	05	DRYWALL		100		
Interior Floor	14	CARPET		100		
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	01			01	100	
Kitchen Adjus	01			01	100	
Quality	05	05				
DOR CODE	0200 MOBILE HOME					
MAP NUM		MKT AREA	01			
NEIGHBORHOOD/LOC	14415.00 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	
BAS	1,188	100		1,188	54,539	
FOP	160	35		56	2,571	
TOTALS	1,348			1,244	57,110	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	1	100%	- 2022								
					Heated Area: 1188			HX Base Yr 2022				

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BAS

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FOP

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COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			57,110
TOTAL MARKET OB/XF VALUE			7,400
TOTAL LAND VALUE - MARKET			16,000
TOTAL MARKET VALUE			80,510
SOH/AGL Deduction			22,777
ASSESSED VALUE			57,733
TOTAL EXEMPTION VALUE	HX HB	32,733	
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			80,510
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			78,910

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1435/1075	4/20/2021	WD	U	I	37	45,000
GRANTOR: BRUCE RICHARD D & WAN						
GRANTEE: FRAME JESSICA						
0978/0805	3/21/2003	WD	Q	I		43,000
GRANTOR: STEPHEN D & LISA M MO						
GRANTEE: RICHARD D & WANDA W						

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	0294	SHED WOOD/	0	100	0	0		1.00	UT	0.00				400	
2	9945	Well/Sept	0	100	0	0		1.00	UT	7,000.00			3	7,000	
TOTALS													7,400		

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	0102	C	SFR/MH	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	0.80	20,000.00	16,000.00	16,000							