

COMM SW COR OF NW1/4, RUN N 258.
TO E R/W OF RD FOR POB, CONT E 1
357.99 FT, W 1218.01 FT TO R/W,

MORELAN TIFFANEY MARIE
457 SW MONTEGO AVE
LAKE CITY, FL 32024

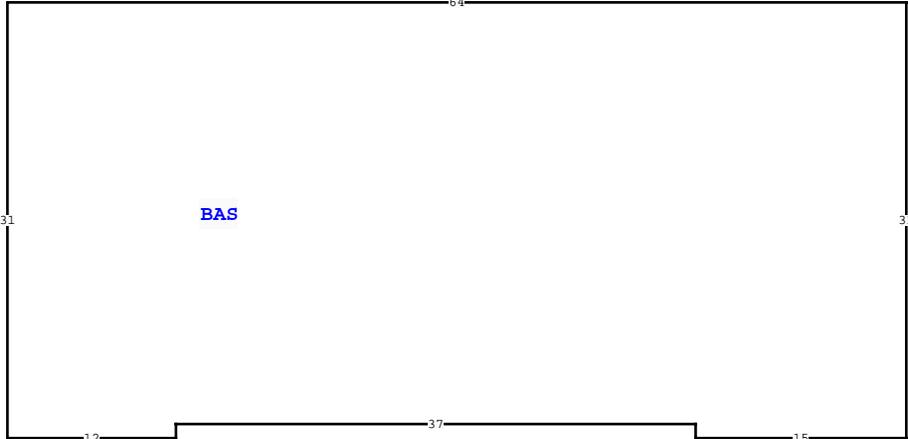
2026

14-5S-15-00459-205



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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
Architectual	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	14515.030 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,947	100	
TOTALS	1,947		121,199

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MANUF	1	100%	- 2019	Heated Area: 1947		HX Base Yr 2019				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			121,199
TOTAL MARKET OB/XF VALUE			15,600
TOTAL LAND VALUE - MARKET			63,600
TOTAL MARKET VALUE			200,399
SOH/AGL Deduction			92,492
ASSESSED VALUE			107,907
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			56,496
TOTAL JUST VALUE			200,399
NCON VALUE			6,600
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			175,382
BLDG:3:3: HERE. HER DGT LIVES IN THE 2004. GM			
SALE:1:1: SEE INQUIRY TO HIGH FOR AREA			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
35624	M H	483	07/31/2017
22095	M H	250	07/16/2004
20222	M H	125	12/11/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1363/1726	6/28/2018	QC	U	I	11	100
GRANTOR: DONALD EARL JR & JUDI						
GRANTEE: TIFFANEY MARIE MORE						
0901/1505	5/01/2000	WD	Q	V		25,000
GRANTOR: STAZ A & PATRICIA GUN						
GRANTEE: DONALD EARL JR & JU						

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	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	
2	0081	DECKING WI	0	100	0	0	UT	0.00	0.00	100	2013	2013	3	100	400	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0166	CONC,PAVMT	0	100	0	0	UT	0.00	0.00	100	2018	2018	3	100	400	
5	0296	SHED METAL	0	100	0	0	UT	3,800.00	3,800.00	100	2026	2025		100	3,800	
6	0070	CARPORT UF	0	100	0	0	UT	2,800.00	2,800.00	100	2026	2025		100	2,800	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/06/2026	MLU

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS= W64 S31 E12 N1 E37 S1 E15 N31\$.											

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	5.30	AC		1.00	1.00	1.00	12,000.00	12,000.00	63,600							