

COMM SW COR OF NW1/4 OF SW1/4, R
NW 1375.71 FT FOR POB, CONT N 32
1339.66 FT, S ALONG MARY TER 326

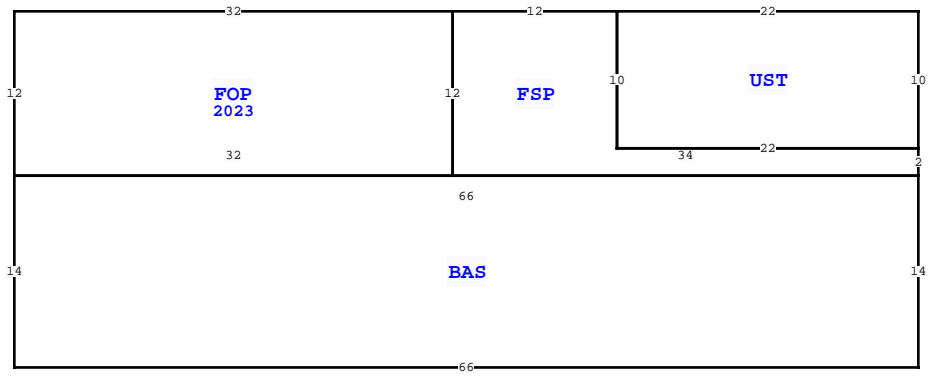
BENSON FRANCES D/TRITT CHARLES
560 SW MARY TER
LAKE CITY, FL 32024

2026

14-5S-15-00459-217


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	03 BELOW AVG. 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	04 PLYWOOD 100
Interior Floor	14 CARPET 80
Interior Floor	13 LAM/VNLPLK 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Stories	1. 1. 100
Architctual	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
1	MOBILE HME	100%	2023								
Heated Area: 924			HX Base Yr 2023								



Quality	05 05				
DOR CODE	0202 MOBILE HOME/M HOME				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	14515.030 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	44,761
FOP	384	35	2023	134	6,491
FSP	188	40		75	3,633
UST	220	45		99	4,796
TOTALS	1,716			1,232	59,681

560 SW MARY TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026
INC DATE		AG DATE	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	0010	BARN, BLK	0	100	12	24	UT	3.50	3.50	100	2000	2000	3	100	1,008	
2	0070	CARPORT UF	0	100	24	0	UT	2.00	2.00	100	1993	1993	3	100	480	
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	12	12	UT	1.50	1.50	100	1993	1993	3	100	216	
5	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2013	2013	3	100	300	
6	9947	Septic	0	0	0	0	UT	3,000.00	3,000.00	100	2024	2023		100	3,000	

TOTAL OB/XF 12,004

LAND DESCRIPTION												TOTAL OB/XF 12,004												
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	9.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,110							
2	0200	C	MBL HM	0					1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 2	3
VALUATION BY			VALUATION SUMMARY	
Tax Group: 3	Tax Dist:		STANDARD	
BUILDING MARKET VALUE			147,924	
TOTAL MARKET OB/XF VALUE			12,004	
TOTAL LAND VALUE - MARKET			110,110	
TOTAL MARKET VALUE			270,038	
SOH/AGL Deduction			97,278	
ASSESSED VALUE			172,760	
TOTAL EXEMPTION VALUE	HX HB WX		50,517	
BASE TAXABLE VALUE			122,243	
TOTAL JUST VALUE			270,038	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			261,005	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046421	Mobile Home		02/01/2023
9644	M H	125	04/25/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1469/1682	6/23/2022	WD	Q	I	01	172,500
GRANTOR: HOWARD JAMES LAMAR						
GRANTEE: TRITT CHARLES						
1420/0843	9/25/2020	WD	U	I	35	85,000
GRANTOR: OLIVER W & I MAY KOPP						
GRANTEE: JAMES LAMAR & LINDA						

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W66 S14 E66 N14 \$											
UST=[ORIG=0,-2] N10 W22 S10 E22 \$											
FSP=[ORIG=0,0] N2 W22 N10 W12 S12 E34 \$											
POP=[YR=2023;DPR_YEAR=1984;ORIG=-34,-12] W32 S12 E32 N12 \$											

