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

2027

14-5S-15-00459-217

BUILDING CHARACTERISTICS

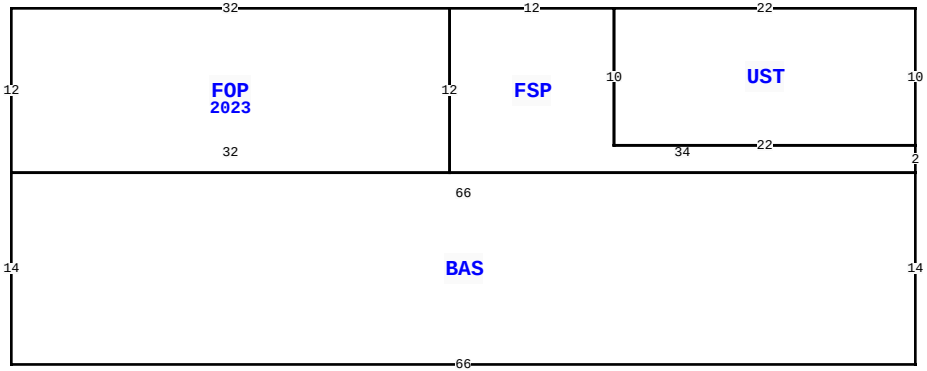
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	13	LAM/VNLPLK 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
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

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,232	102.2000	61.32	75,546	1984	2015	0	0	0	21.00	79.00

1 MOBILE HME 100% - 2023 Heated Area: 924 HX Base Yr 2023



560 SW MARY TER, LAKE CITY

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

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	0010	BARN,BLK	0	100	12	24	288.00	UT	3.50	3.50	100	2000	2000	3	100	1,008	
2	0070	CARPORT UF	0	100	24	0	240.00	UT	2.00	2.00	100	1993	1993	3	100	480	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0166	CONC,PAVMT	0	100	12	12	144.00	UT	1.50	1.50	100	1993	1993	3	100	216	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
6	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100	2024	2023		100	3,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		147,015
TOTAL MARKET OB/XF VALUE		12,004
TOTAL LAND VALUE - MARKET		110,110
TOTAL MARKET VALUE		269,129
SOH/AGL Deduction		95,162
ASSESSED VALUE		173,967
TOTAL EXEMPTION VALUE	HX HB WX	52,633
BASE TAXABLE VALUE		121,334
TOTAL JUST VALUE		269,129
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		270,038

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 $
FOP=[YR=2023;DPR_YEAR=1984;ORIG=-34,-12] W32 S12 E32 N12 $
.

LAND DESCRIPTION

TOTAL OB/XF 12,004

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	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							

REVIEW DATE 03/15/2023 BY JB Total Acres: 10.01 Total Land Value: 110,110 Market: 0 Agricultural: 0 Common: 110,110 PRINTED 11/17/2026 BY SYS

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

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560 SW MARY TER
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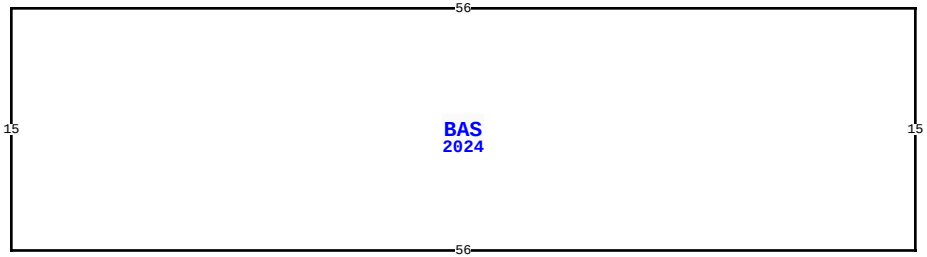
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
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	840	100	2024	840	87,334
TOTALS	840			840	87,334

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	840	114.0000	109.44	91,930	2022	2022	0	0	0	5.00	95.00

2 MANUF 2 0% - 2024 Heated Area: 840 HX Base Yr 2023



560 SW MARY TER, LAKE CITY

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

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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

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GRANTOR: OLIVER W & I MAY KOPP						
GRANTEE: JAMES LAMAR & LINDA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=20,16] E56 S15 W56 N15 $
.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 03/15/2023 BY JB Total Acres: 10.01 Total Land Value: 110,110 Market: 0 Agricultural: 0 Common: 110,110 PRINTED 11/17/2026 BY SYS