COMM NW COR, RUN S 710.97 FT, E
POB, S 768.78 FT, E 196.50 FT, N
196.50 FT TO POB.

MERSHON RACHEL MELISSA
914 SW BUTZER DR
LAKE CITY, FL 32024

2027

14-5S-16-03621-019

BUILDING CHARACTERISTICS

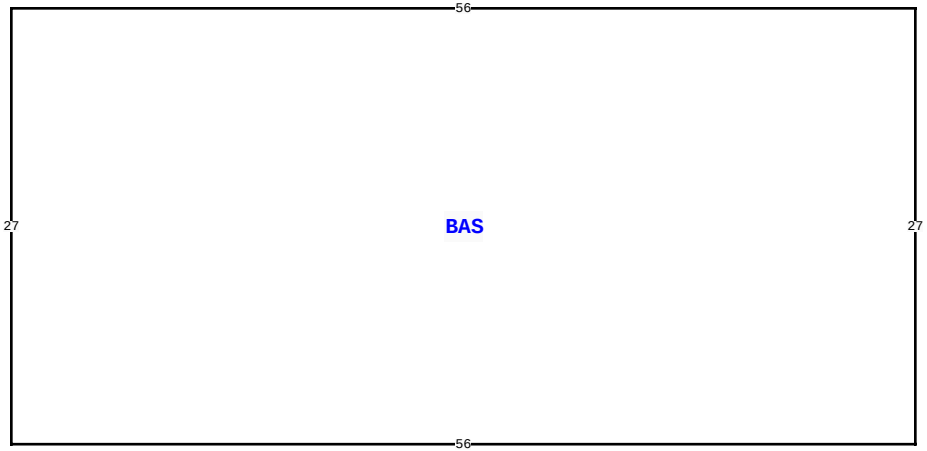
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	14516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	92,730
TOTALS	1,512			1,512	92,730

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,512	113.7000	105.74	159,879	2008	2008	0	0	0	42.00	58.00

3 MANUF 1 100% - 2018 Heated Area: 1512 HX Base Yr 2018



914 SW BUTZER DR, 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	0070	CARPORT UF	0	100	14	14	1.00	UT	500.00	500.00	50	0	0	3	50	250	
2	0294	SHED WOOD/	0	100	0	0	3.00	UT	200.00	200.00	50	1993	1993	3	50	300	
3	0296	SHED METAL	0	100	0	0	1.00	UT	300.00	300.00	50	1993	1993	3	50	150	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0070	CARPORT UF	0	100	12	18	216.00	UT	3.00	3.00	50	1993	1993	3	50	324	
6	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
7	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	200	
8	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		96,033
TOTAL MARKET OB/XF VALUE		11,724
TOTAL LAND VALUE - MARKET		43,375
TOTAL MARKET VALUE		151,132
SOH/AGL Deduction		82,311
ASSESSED VALUE		68,821
TOTAL EXEMPTION VALUE	HX HB SX WX	55,582
BASE TAXABLE VALUE		13,239
TOTAL JUST VALUE		151,132
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		152,132

XFOB:2:1: WEST M H

XFOB:1:1: SOUVR M H

PERMIT NUM	DESCRIPTION	AMT	ISSUED
35578	M H	375	07/19/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1333/1190	3/17/2017	WD	Q	I	01	34,000
GRANTOR: NANCY LEE						
GRANTEE: RACHEL MELISSA MERS						
0810/1579	9/13/1995	WD	Q	I		26,900
GRANTOR: ELMER & GLADYS EMRICK						
GRANTEE: CLYDE & NANCY LEE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S27 E56 N27$.

LAND DESCRIPTION

TOTAL OB/XF 11,724

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	2.47	AC		1.00	1.00	1.00	12,500.00	12,500.00	30,875							
2	0200	C	MBL HM	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	12,500.00	12,500.00	12,500							

REVIEW DATE 02/10/2026 BY JB Total Acres: 3.47 Total Land Value: 43,375 Market: 0 Agricultural: 0 Common: 43,375 PRINTED 11/17/2026 BY SYS

COMM NW COR, RUN S 710.97 FT, E
POB, S 768.78 FT, E 196.50 FT, N
196.50 FT TO POB.

MERSHON RACHEL MELISSA
914 SW BUTZER DR
LAKE CITY, FL 32024

2027

14-5S-16-03621-019

BUILDING CHARACTERISTICS

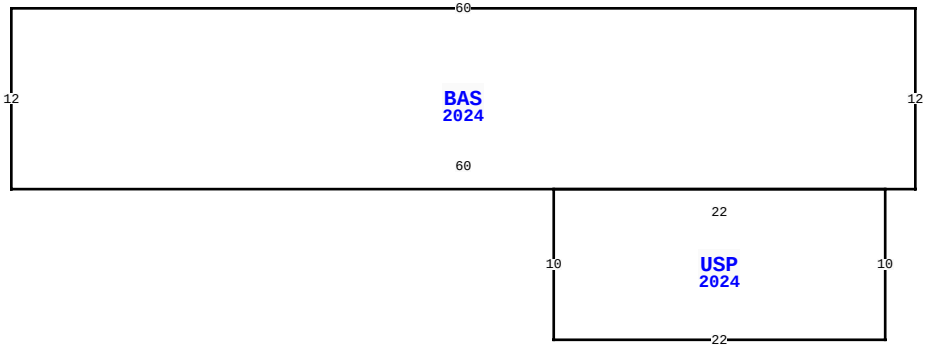
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	14516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	720	100	2024	720	2,984
USP	220	35	2024	77	319
TOTALS	940			797	3,303

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0801	02	797	37.6800	20.72	16,514	1972	1972	0	0	20	60.00	20.00

4 MH/NOTITLE 0% - 2024 Heated Area: 720 HX Base Yr 2018



914 SW BUTZER DR, 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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		96,033
TOTAL MARKET OB/XF VALUE		11,724
TOTAL LAND VALUE - MARKET		43,375
TOTAL MARKET VALUE		151,132
SOH/AGL Deduction		82,311
ASSESSED VALUE		68,821
TOTAL EXEMPTION VALUE	HX HB SX WX	55,582
BASE TAXABLE VALUE		13,239
TOTAL JUST VALUE		151,132
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		152,132

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1333/1190	3/17/2017	WD	Q	I	01	34,000
GRANTOR: NANCY LEE						
GRANTEE: RACHEL MELISSA MERS						
0810/1579	9/13/1995	WD	Q	I		26,900
GRANTOR: ELMER & GLADYS EMRICK						
GRANTEE: CLYDE & NANCY LEE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=10,10] S12 E60 N12 W60 $
USP=[YR=2024;ORIG=46,22] S10 E22 N10 W22 $
.

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 02/10/2026 BY JB Total Acres: 3.47 Total Land Value: 43,375 Market: 0 Agricultural: 0 Common: 43,375 PRINTED 11/17/2026 BY SYS