

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

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

2026

14-5S-16-03621-019



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	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 Units	01	CONV	100
		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
BAS	1,512	100	
TOTALS	1,512		93,730

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
3	MANUF	1	100%	-	2018						
Heated Area: 1512						HX Base Yr 2018					
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> 56 56 27 27 <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%);"> <p>BAS</p> </div> </div>											

COLUMBIA COUNTY PROPERTY				PAGE 1 of 2	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE				97,033	
TOTAL MARKET OB/XF VALUE				11,724	
TOTAL LAND VALUE - MARKET				43,375	
TOTAL MARKET VALUE				152,132	
SOH/AGL Deduction				86,442	
ASSESSED VALUE				65,690	
TOTAL EXEMPTION VALUE				54,109	
BASE TAXABLE VALUE				11,581	
TOTAL JUST VALUE				152,132	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				148,305	
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						

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

TOTAL OB/XF												11,724				
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE											
						05/06/2026	MLU									

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W56 S27 E56 N27\$.											

LAND DESCRIPTION												TOTAL OB/XF												11,724				
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	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											

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

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

2026

14-5S-16-03621-019



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	01	MINIMUM	100
Roof Structur	01	FLAT	100
Roof Cover	01	MINIMUM	100
Interior Wall	02	WALL BD/WD	100
Interior Floor	14	CARPET	80
Interior Floor	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
BAS	720	100	2024
USP	220	35	2024
TOTALS	940		797
EXTRA FEATURES		914 SW BUTZER DR, LAKE CITY	

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						
<div style="border: 1px solid black; padding: 10px;"> <p style="text-align: center;">60</p> <p style="text-align: center;">12</p> <p style="text-align: center;">BAS 2024</p> <p style="text-align: center;">60</p> <p style="text-align: center;">22</p> <p style="text-align: center;">10</p> <p style="text-align: center;">USP 2024</p> <p style="text-align: center;">22</p> </div>													
BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE		05/06/2026	MLU

COLUMBIA COUNTY PROPERTY		PAGE 2 of 2	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		97,033	
TOTAL MARKET OB/XF VALUE		11,724	
TOTAL LAND VALUE - MARKET		43,375	
TOTAL MARKET VALUE		152,132	
SOH/AGL Deduction		86,442	
ASSESSED VALUE		65,690	
TOTAL EXEMPTION VALUE		HX HB SX WX 54,109	
BASE TAXABLE VALUE		11,581	
TOTAL JUST VALUE		152,132	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		148,305	

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 \$

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
TOTALS																
0																

LAND DESCRIPTION	TOTAL OB/XF	0																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV