

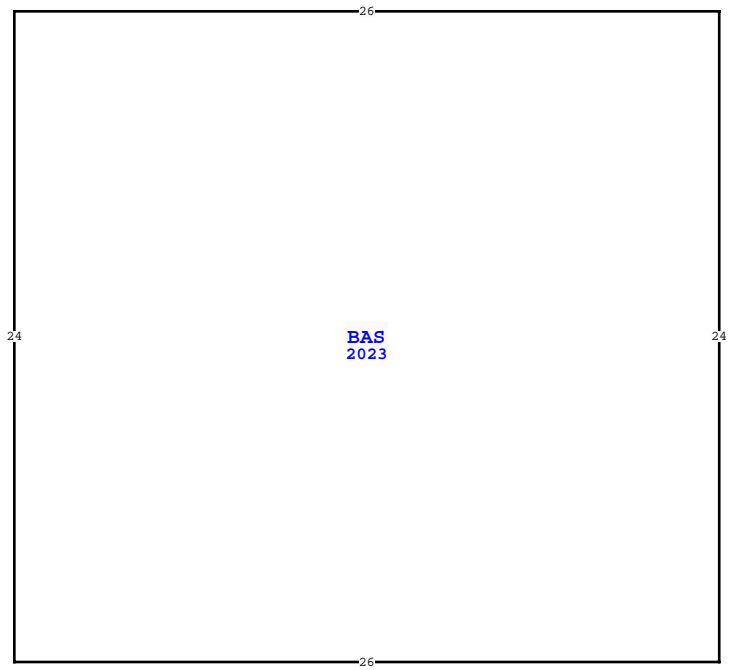
COMM NW COR OF SW1/4 OF SE1/4, R  
 FT, RUN E 340.30 FT FOR POB, CON  
 FT, S 642.59 FT TO N R/W NASH RD

BALL MASON/BALL MICHELE  
 673NW CARR CT  
 LAKE CITY, FL 32055

**2026**

15-3S-16-02144-014  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	01	MINIMUM	100
Interior Floor	02	MIN PLYWD	100
Interior Floor	00	N/A	0
Air Condition	02	WINDOW	100
Heating Type	03	FORCED AIR	100
Bedrooms		1	100
Bathrooms		1	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Condition Adj	04	04	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	15316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	624	100	2023
TOTALS	624		26,317

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	STRG/CONV	0%	- 2023									Heated Area: 624 HX Base Yr	
													
TOTALS	624		624	26,317									

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				26,317		
TOTAL MARKET OB/XF VALUE				2,328		
TOTAL LAND VALUE - MARKET				60,240		
TOTAL MARKET VALUE				88,885		
SOH/AGL Deduction				8,089		
ASSESSED VALUE				80,796		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				80,796		
TOTAL JUST VALUE				88,885		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				84,395		
SALE:2:1: \$.70 STAMPS - HEIR PROPERTY						
SALE:1:1: 5.02 ACRES						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
26329	GARAGE	171	10/16/2007			
<b>SALES DATA</b>						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
142/601	12/15/2020	WD Q	Q	I	01	85,000
GRANTOR: PAGANO FRANK						
GRANTEE: BALL MASON						
1124/2760	6/29/2007	WD Q	Q	V		64,000
GRANTOR: JIMMY LEE & LINDA M J						
GRANTEE: FRANK & FRANCESCA P						
<b>BUILDING NOTES</b>						
<b>BUILDING DIMENSIONS</b>						
BAS=[YR=2023;ORIG=16,13] E26 S24 W26 N24 \$						

EXTRA FEATURES		421 NW NASH RD, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0166	CONC,PAVMT	3.00
TOTALS			776.00

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/22/2026	MLU	

LAND DESCRIPTION				TOTAL OB/XF												2,328								
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	0		A-1	0.00	0.00	5.02	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,240							

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/22/2026	MLU	