LOT 27 BLOCK B PERRY PLACE S/D P
771-1124, 900-2579, TD 1527-2072

LYNCH ROBERT F III/LYNCH LEIGHA C
316 SE SHARON LN
LAKE CITY, FL 32025

2027

15-4S-17-08355-227

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	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05

DOR CODE 0200 MOBILE HOME

MAP NUM | MKT AREA 06

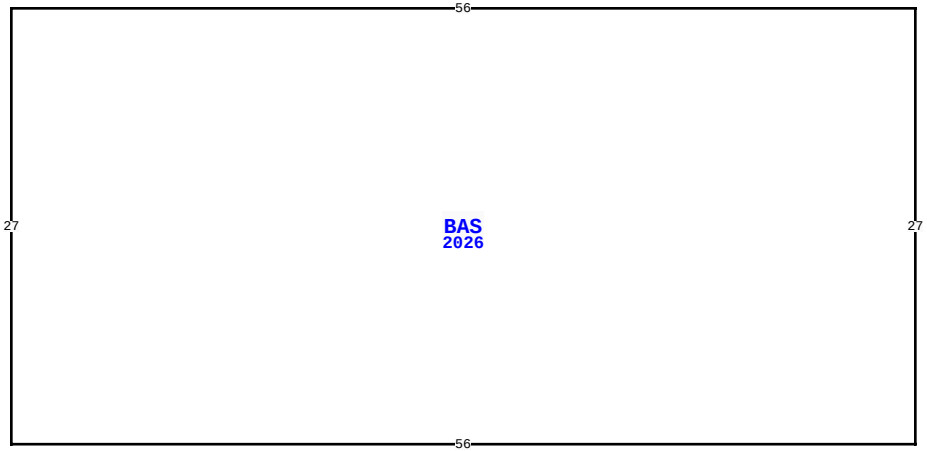
NEIGHBORHOOD/LOC 15417.030 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100	2026	1,512	155,718
TOTALS	1,512			1,512	155,718

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	113.0000	105.09	158,896	2025	2025	0	0	0	2.00	98.00

1 MANUF 1 0% - 2026 Heated Area: 1512 HX Base Yr



316 SE SHARON LN, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 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
1	0120	CLFENCE 4	0	0	20	10	200.00	UT	4.50	4.50	50	2004	2004	3	50	450	
2	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	155,718
TOTAL MARKET OB/XF VALUE	3,450
TOTAL LAND VALUE - MARKET	22,500
TOTAL MARKET VALUE	181,668
SOH/AGL Deduction	0
ASSESSED VALUE	181,668
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	181,668
TOTAL JUST VALUE	181,668
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	183,343

PRMT:1:1: CURTIS & HENRIETTA BOLEN

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052543	Mobile Home		03/10/2025
000052317	Right-of-Way Acce		02/13/2025
14957	M H	125	01/19/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1544/605	6/30/2025	WD	Q	I	01	218,000
GRANTOR: WEARELOAP LLC						
GRANTEE: LYNCH ROBERT F III						
1527/2072	11/18/2024	TD	U	I	18	25,000
GRANTOR: CLERK OF COURT						
GRANTEE: WEARELOAP LLC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2026;ORIG=100,20] S27 W56 N27 E56 $
.

LAND DESCRIPTION

TOTAL OB/XF 3,450

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	0		RMH-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 09/26/2025 BY TP Total Acres: 1.00 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS