

LOT 15 BLOCK B HIDDEN ACRES S/D.
971-1597, 982-602, CT 1298-810,

MATHEWS SHELLIE
251 SE DAN CT
LAKE CITY, FL 32024

2026

15-4S-17-08355-315
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	04	BUILT-UP	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural	01	CONV	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	15417.040 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,620	100	
TOTALS	1,620		1,620

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	2019	65.34	105,851	2003	2003	0	0	60.00	40.00
			Heated Area: 1620			HX Base Yr 2019					
BLD DATE		LGL DATE		04/21/2023	MLU						
XF DATE		LAND DATE									
INC DATE		AG DATE									

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		42,340
TOTAL MARKET OB/XF VALUE		11,040
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		75,880
SOH/AGL Deduction		11,145
ASSESSED VALUE		64,735
TOTAL EXEMPTION VALUE	HX HB	39,735
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		75,880
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		79,056

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20501	M H	125	03/12/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1568/2793	5/22/2026	QC	U	I	11	100
GRANTOR: MATHEWS DUSTIN						
GRANTEE: MATHEWS SHELLIE						
1302/1950	10/14/2015	WD	U	I	18	38,500
GRANTOR: FEDERAL NATIONAL MORT						
GRANTEE: DUSTIN & SHELLIE MA						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0294	SHED WOOD/	0	100	12	16	192.00	UT	7.50	7.50	100
2	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100

TOTAL OB/XF											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	LT	1.00

BUILDING NOTES											
BAS= W60 S27 E60 N27\$.											

BUILDING DIMENSIONS											
BAS= W60 S27 E60 N27\$.											

LAND DESCRIPTION												TOTAL OB/XF												
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	1.00	LT	1.00	1.00	1.00	1.00	22,500.00	22,500.00	22,500							