LOT 7 EAGLES RIDGE S/D PHASE 2.
WD 1028-1310, QD 1061-2187, WD 1

SNYDER GENE PAUL
291 SE VALERIE CT
LAKE CITY, FL 32025

2027

15-4S-17-08355-507

BUILDING CHARACTERISTICS

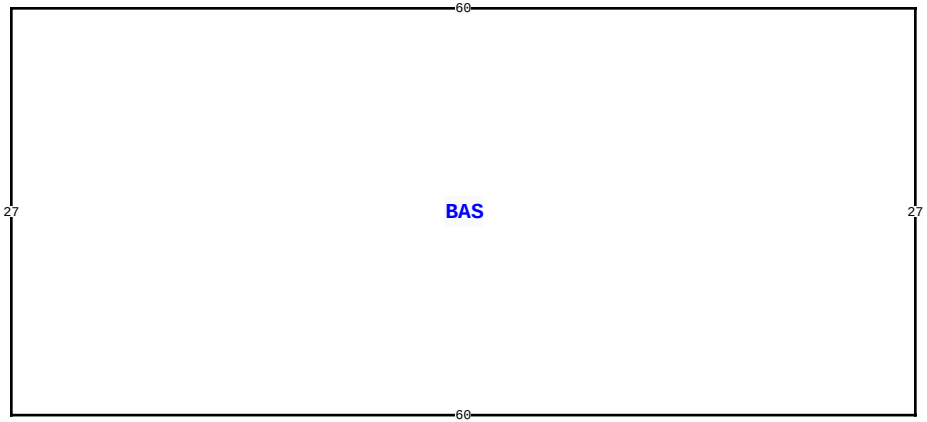
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	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	15417.060	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100		1,620	97,698
TOTALS	1,620			1,620	97,698

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,620	117.9000	109.65	177,633	2006	2006	0	0	0	45.00	55.00

1 MANUF 1 100% - 2021 Heated Area: 1620 HX Base Yr 2021



291 SE VALERIE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	50	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0263	PRCH,USP	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
5	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	50	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		97,698
TOTAL MARKET OB/XF VALUE		4,700
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		124,898
SOH/AGL Deduction		31,561
ASSESSED VALUE		93,337
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		41,926
TOTAL JUST VALUE		124,898
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		125,950

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24467	M H	366	05/05/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1420/1073	9/10/2020	WD	U	I	35	122,500
GRANTOR: MIRTA L MORALES						
GRANTEE: GENE PAUL SNYDER						
1061/2187	9/27/2005	QC	Q	V	01	100
GRANTOR: JORGE L RIVERA						
GRANTEE: MIRTA L MORALES						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S27 E60 N27$.

LAND DESCRIPTION

TOTAL OB/XF 4,700

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 04/19/2017 BY BC Total Acres: 1.12 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS