LOT 8 EAGLES RIDGE S/D PHASE 2.
WD 1032-1237, QC 1061-2186, WD 1

O'NEAL PROPERTIES LLC
P O BOX 2166
LAKE CITY, FL 32056

2027

15-4S-17-08355-508

BUILDING CHARACTERISTICS

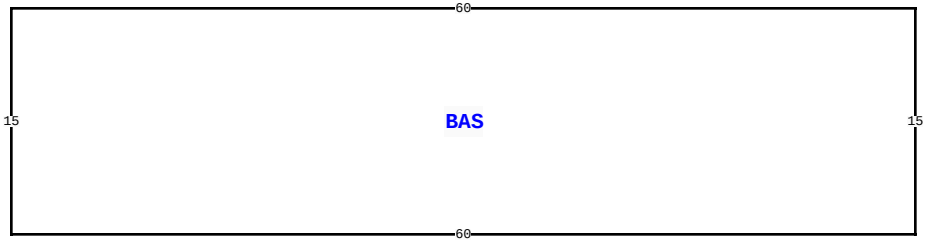
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	00	N/A 50
Interior Floo	12	HARDWOOD 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	04	04
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	900	100		900	47,886
TOTALS	900			900	47,886

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	900	104.0250	96.74	87,066	2005	2005	0	0	0	45.00	55.00

1 MANUF 1 0% - 2022 Heated Area: 900 HX Base Yr



319 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	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100	2022	2021		100	3,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	47,886
TOTAL MARKET OB/XF VALUE	3,000
TOTAL LAND VALUE - MARKET	22,500
TOTAL MARKET VALUE	73,386
SOH/AGL Deduction	0
ASSESSED VALUE	73,386
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	73,386
TOTAL JUST VALUE	73,386
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	73,901

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051633	Electrical Servic	0	11/25/2024
000041957	Roof Replacement	3,500	05/19/2021
40688	M H	0	10/09/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1417/1752	8/19/2020	WD	Q	V	05	48,000
GRANTOR: MIRTA L MORALES						
GRANTEE: O'NEAL PROPERTIES L						
1061/2186	9/27/2005	QC	Q	V	01	100
GRANTOR: JORGE L RIVERA						
GRANTEE: MIRTA L MORALES						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=19,14] E60 S15 W60 N15 $
.

LAND DESCRIPTION

TOTAL OB/XF 3,000

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		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 02/13/2025 BY TW Total Acres: 1.12 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS