COMM SE COR OF SW1/4 OF SE1/4, R
FOR POB, RUN N 198 FT, W 185 FT,
E 185 FT TO POB.

HASTINGS BARBARA ANN
2679 SE CR 252
LAKE CITY, FL 32025

2027

15-4S-17-08358-001

BUILDING CHARACTERISTICS

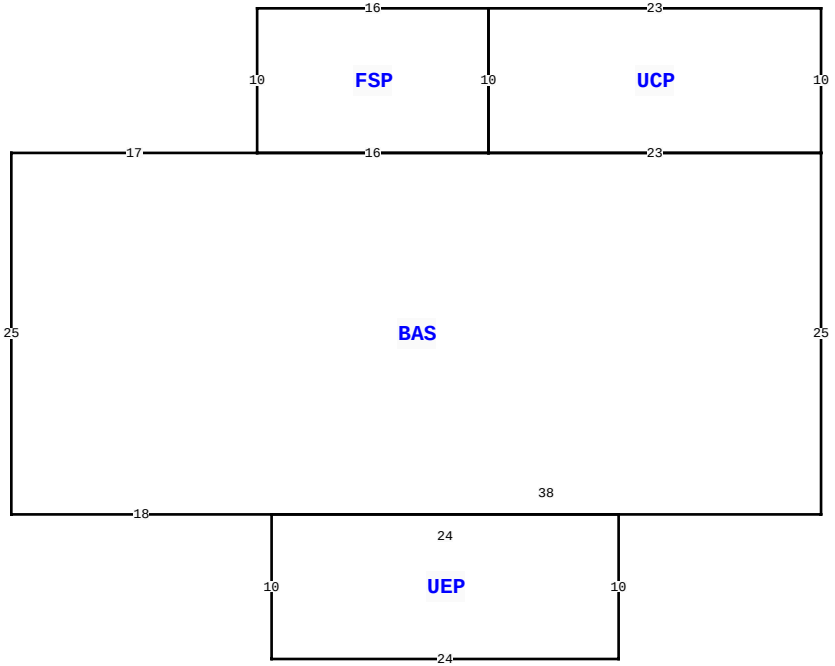
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	15417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,400	100		1,400	35,050
FSP	160	40		64	1,602
UCP	230	20		46	1,152
UEP	240	70		168	4,206
TOTALS	2,030			1,678	42,010

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,678	104.3100	62.59	105,026	1987	1987	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2006 Heated Area: 1400 HX Base Yr 2006



2679 SE COUNTY ROAD 252 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	42,010
TOTAL MARKET OB/XF VALUE	9,300
TOTAL LAND VALUE - MARKET	14,616
TOTAL MARKET VALUE	65,926
SOH/AGL Deduction	29,975
ASSESSED VALUE	35,951
TOTAL EXEMPTION VALUE	HX HB 25,000
BASE TAXABLE VALUE	10,951
TOTAL JUST VALUE	65,926
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	65,926

XFOB:3:1: FLEETWOOD MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
12349	RECONNECT	50	04/02/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1225/1092	11/18/2011	WD	U	I	30	100
GRANTOR: RONALD HASTINGS						
GRANTEE: BARBARA HASTINGS						
1070/0512	12/28/2005	WD	Q	I		39,000
GRANTOR: BRYAN O'STEEN						
GRANTEE: RONALD AND BARBARA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W17 S25 E18 UEP= S10 E24 N10 W24$ E38 N25 UCP= N10 W23 S10 E23$ W23 FSP= N10W16 S10 E16$ W16$.

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	50	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0140	CLFENCE 6	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	600	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
7	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 9,300

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		A-1	0.00	0.00	0.84	AC		1.00	1.00	1.16	15,000.00	17,400.00	14,616							

REVIEW DATE 04/25/2017 BY BC Total Acres: 0.84 Total Land Value: 14,616 Market: 0 Agricultural: 0 Common: 14,616 PRINTED 11/17/2026 BY SYS