LOT 19 HI-DRI ACRES UNIT 1.
598-810, 816-750, 827-491, QC 10

POULNOT KIMBERLY PARKS
205 SW THRASHER LN
LAKE CITY, FL 32024

2027

15-5S-16-03623-019

BUILDING CHARACTERISTICS

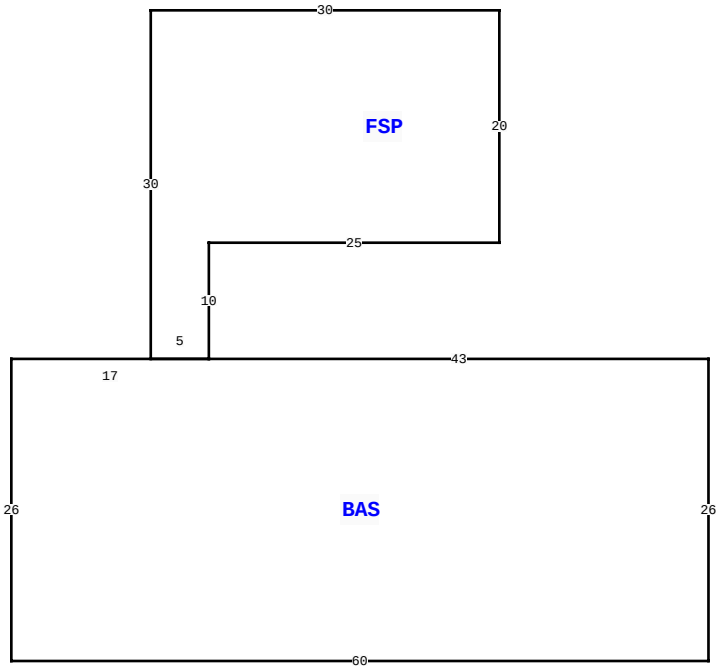
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	15516.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100		1,560	44,516
FSP	650	40		260	7,419
TOTALS	2,210			1,820	51,936

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,820	118.9000	71.34	129,839	1984	1984	0	0	0	60.00	40.00

1 MOBILE HME 100% - 1997 Heated Area: 1560 HX Base Yr 1997



205 SW THRASHER LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0200	GARAGE F	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	3,000	
2	0200	GARAGE F	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,000	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0120	CLFENCE 4	0	100	0	0	800.00	UT	4.50	4.50	50	1993	1993	3	50	1,800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		51,936
TOTAL MARKET OB/XF VALUE		13,800
TOTAL LAND VALUE - MARKET		29,920
TOTAL MARKET VALUE		95,656
SOH/AGL Deduction		48,617
ASSESSED VALUE		47,039
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		22,039
TOTAL JUST VALUE		95,656
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		95,656

XFOB:1:1: DARK M H

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1398/0196	6/19/2013	WD	U	I	11	100
GRANTOR: ERIC& KIMBERLY ESTERG						
GRANTEE: KIMBERLY POULNOT						
1029/1105	10/29/2004	QC	Q	I	01	13,500
GRANTOR: KIMBERLY POULNOT						
GRANTEE: ERIC & KIMBERLY EST						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W43 FSP= N10 E25 N20 W30 S30 E5$ W17 S26 E60 N26$.

LAND DESCRIPTION

TOTAL OB/XF 13,800

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	0102	C	SFR/MH	100		A-1	0.00	0.00	1.87	AC		1.00	1.00	1.00	16,000.00	16,000.00	29,920							

REVIEW DATE 02/12/2026 BY KS Total Acres: 1.87 Total Land Value: 29,920 Market: 0 Agricultural: 0 Common: 29,920 PRINTED 11/17/2026 BY SYS