LOT 72 HI-DRI ACRES UNIT 2 EX TH THEREOF.

GOSSETT ROBERT M
319 SW WHEAT PL
LAKE CITY, FL 32024

2027

15-5S-16-03626-025

BUILDING CHARACTERISTICS

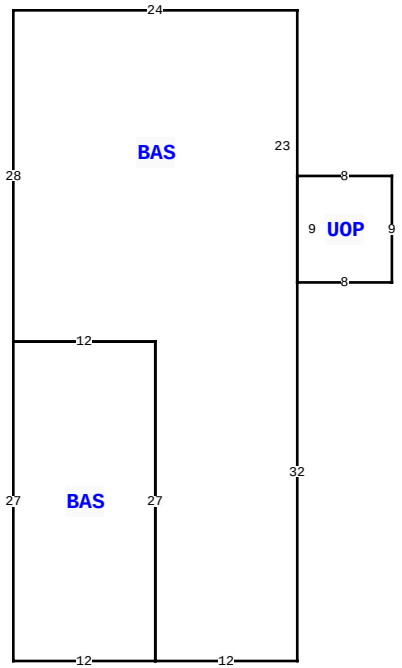
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	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 02
NEIGHBORHOOD/LOC	15516.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	324	100		324	7,622
BAS	996	100		996	23,430
UOP	72	25		18	424
TOTALS	1,392			1,338	31,475

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,338	98.0100	58.81	78,688	1971	1971	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2015 Heated Area: 1320 HX Base Yr



301 SW WHEAT PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	31,475
TOTAL MARKET OB/XF VALUE	7,192
TOTAL LAND VALUE - MARKET	21,060
TOTAL MARKET VALUE	59,727
SOH/AGL Deduction	13,810
ASSESSED VALUE	45,917
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	45,917
TOTAL JUST VALUE	59,727
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	59,727

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1187/2459	1/22/2010	QC	U	I	11	100
GRANTOR: ROBERT MICHAEL GOSSET						
GRANTEE: ROBERT M GOSSETT &						
0850/1674	12/22/1997	WD	Q	I	01	0
GRANTOR: ROBERT A & MARY RUTH						
GRANTEE: ROBERT MICHAEL GOSS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S28 BAS= S27 E12 N27 W12$ E12 S27 E12 N32 UOP= E8 N9 W8 S9$ N23$.

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	0252	LEAN-TO W/	0	0	12	16	192.00	UT	2.00	2.00	50	1993	1993	3	50	192	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,192

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			0.00	0.00	1.17	AC		1.00	1.00	1.00	18,000.00	18,000.00	21,060							

REVIEW DATE 02/18/2026 BY KS Total Acres: 1.17 Total Land Value: 21,060 Market: 0 Agricultural: 0 Common: 21,060 PRINTED 11/17/2026 BY SYS