LOT 102 HI-DRI ACRES UNIT 2.

LE 1454-967

MCGUIGAN ELSIE M
121 SW EGLIN PL
LAKE CITY, FL 32024

2027

15-5S-16-03626-102

BUILDING CHARACTERISTICS

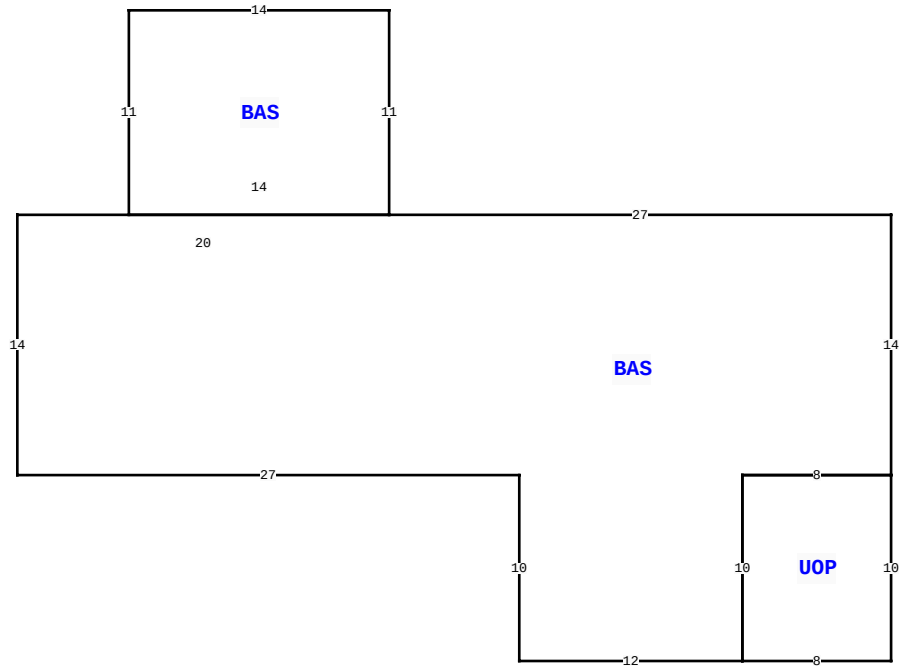
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	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	154	100		154	3,390
BAS	778	100		778	17,125
UOP	80	25		20	440
TOTALS	1,012			952	20,956

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	952	91.7100	55.03	52,389	1984	1984	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 932 HX Base Yr



147 SW EGLIN PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	20,956
TOTAL MARKET OB/XF VALUE	11,480
TOTAL LAND VALUE - MARKET	28,480
TOTAL MARKET VALUE	60,916
SOH/AGL Deduction	30,953
ASSESSED VALUE	29,963
TOTAL EXEMPTION VALUE	HX HB SX 28,193
BASE TAXABLE VALUE	1,770
TOTAL JUST VALUE	60,916
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	60,916

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14805	M H	125	12/14/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1454/967	12/03/2021	LE	U	I	14	100
GRANTOR: MCGUIGAN ELSIE M (ENH						
GRANTEE: MCGUIGAN GARY R (RM						
0508/0704	3/01/1983	WD	Q	V	01	8,700
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W27 BAS= N11 W14 S11 E14$ W20 S14 E27 S10 E12 UOP= E8 N10 W8 S10$ N10 E8 N14$.

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	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
2	0296	SHED METAL	0	100	12	24	288.00	UT	5.00	5.00	75	1993	1993	3	75	1,080	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 11,480

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			0.00	0.00	1.78	AC		1.00	1.00	1.00	16,000.00	16,000.00	28,480							

REVIEW DATE 02/11/2026 BY KS Total Acres: 1.78 Total Land Value: 28,480 Market: 0 Agricultural: 0 Common: 28,480 PRINTED 11/17/2026 BY SYS