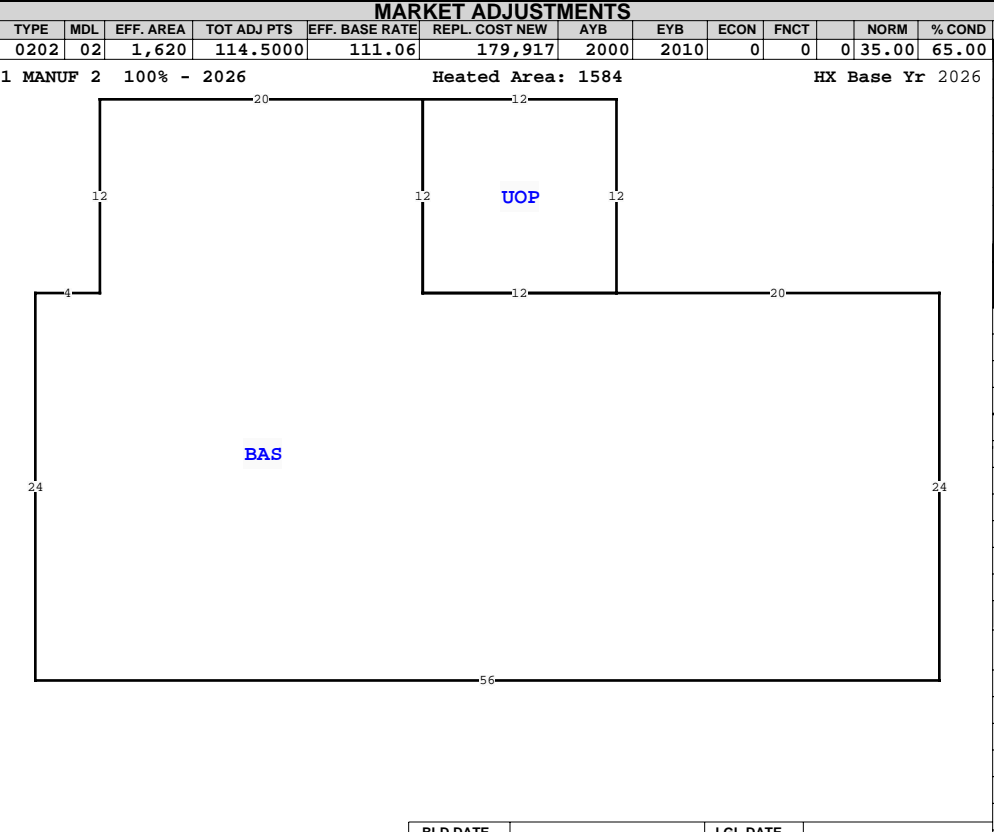


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architctual	01	CONV	100
Units		0	100
Condition Adj	03	03	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
BAS	1,584	100	
UOP	144	25	
TOTALS	1,728		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	2	100%	-	2026							
Heated Area: 1584 HX Base Yr 2026												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			116,946
TOTAL MARKET OB/XF VALUE			9,200
TOTAL LAND VALUE - MARKET			19,260
TOTAL MARKET VALUE			145,406
SOH/AGL Deduction			0
ASSESSED VALUE			145,406
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			93,995
TOTAL JUST VALUE			145,406
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			142,057

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1503/112	11/15/2023	PB	U	I	18	0
GRANTOR: CLERK OF COURT (MURSE)						
GRANTEE: MURSELL KRISTY						
1428/2400	1/22/2021	WD	Q	I	01	115,000
GRANTOR: ROBERT DEBORAH A						
GRANTEE: MURSELL JOANNE						

EXTRA FEATURES		403 SW KESTREL WAY, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0190	FPLC PF	0 100
2	0294	SHED WOOD/	0 100
3	0070	CARPORT UF	0 100
4	9945	Well/Sept	0 100

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

L N	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	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	2021	2000		100	1,200	
2	0294	SHED WOOD/	0 100	0	0	1.00	UT	500.00	500.00	100	2021	2020		100	500	
3	0070	CARPORT UF	0 100	0	0	1.00	UT	500.00	500.00	100	2021	2020		100	500	
4	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	7,000.00	100	2026	2025		100	7,000	

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS= W20 UOP= N12 W12 S12 E12\$ W12 N12 W20 S12 W4 S24 E56 N24\$.			

LAND DESCRIPTION			
L N	USE CODE	CLS	LAND USE DESCRIPTION
1	0200	C	MBL HM

TOTAL OB/XF													9,200			
TOT LND UTS	UNIT TYPE	D	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL				
1.07	AC		1.00	1.00	1.00	18,000.00	18,000.00	19,260								

YEAR	DENSITY	DECL	FRZ	YR	CONSRV