

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	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
BAS	1,140	100	2024
TOTALS	1,140		1,140
			59,383

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MANUF	1	100%	- 2024	Heated Area: 1140		HX Base Yr 2024						

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		59,383	
TOTAL MARKET OB/XF VALUE		54,700	
TOTAL LAND VALUE - MARKET		14,420	
TOTAL MARKET VALUE		128,503	
SOH/AGL Deduction		917	
ASSESSED VALUE		127,586	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		76,175	
TOTAL JUST VALUE		128,503	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		128,503	
XFOB:1:1: WESTGATE M H			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053062	Electrical Servic		05/09/2025
28591	M H	441	05/21/2010

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1502/461	11/01/2023	WD	Q	I	01	29,900	
GRANTOR: NORTHERN ALACHUA HOLD							
GRANTEE: PUTTERE STEVEN WOOD							
1171/0008	4/06/2009	TD	U	I	18	11,000	
GRANTOR: CLERK OF COURT							
GRANTEE: NORTHERN ALACHUA HO							

EXTRA FEATURES																
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	0040	BARN, POLE	0	100	0	0		1.00	UT 0.00	100	2007	2007	3	100	200	
2	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100			3	100	7,000	
3	0120	CLFENCE 4	0	100	0	0		1.00	UT 0.00	100	2019	2019	3	100	800	
4	0296	SHED METAL	0	100	0	0		1.00	UT 0.00	100	2019	2019	3	100	300	
5	0030	BARN, MT	0	100	0	0		1.00	UT 19,500.00	100	2024	2023		100	19,500	
6	0296	SHED METAL	0	100	0	0		1.00	UT 400.00	100	2024	2023		100	400	
7	0296	SHED METAL	0	100	0	0		1.00	UT 3,500.00	100	2024	2023		100	3,500	
8	0261	PRCH, UOP	0	100	0	0		1.00	UT 300.00	100	2024	2023		100	300	
9	0081	DECKING WI	0	100	0	0		1.00	UT 200.00	100	2025	2024		100	200	
10	0030	BARN, MT	0	100	18	50		1.00	UT 19,000.00	100	2025	2024		100	19,000	

TOTALS										BLD DATE	LGL DATE	XF DATE	LAND DATE	AG DATE	INC DATE
269 SW ORIOLE PL, LAKE CITY											04/07/2025	MLU			

BUILDING NOTES									
BUILDING DIMENSIONS									

BAS=[YR=2024;ORIG=18,13] E76 S15 W76 N15 \$

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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			0.00	0.00	1.03	AC		1.00	1.00	1.00	14,000.00	14,000.00	14,420							

