LOT 83 HI-DRI ACRES UNIT 2.

550-630, 570-549, 1003-1136, 100

ZWART JOHN/ZWART DIANE
131 SW CHICKADEE WAY
LAKE CITY, FL 32024

2027

15-5S-16-03626-183

BUILDING CHARACTERISTICS

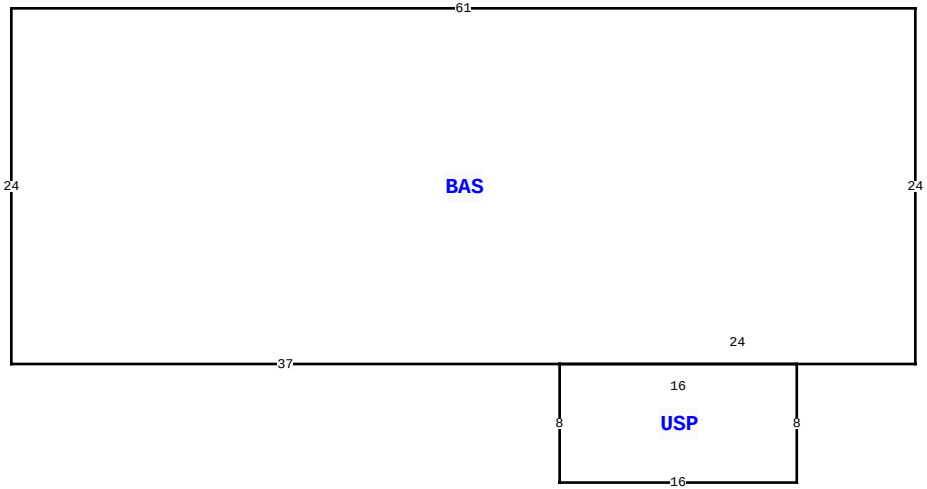
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	02	MIN PLYWD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
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	1,464	100		1,464	19,606
USP	128	35		45	603
TOTALS	1,592			1,509	20,208

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,509	55.8000	33.48	50,521	1974	1974	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2011 Heated Area: 1464 HX Base Yr 2011



131 SW CHICKADEE WAY, LAKE CITY

BLD DATE		LGL DATE	05/08/2026 MLU
XF DATE		LAND DATE	
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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	800	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		20,208
TOTAL MARKET OB/XF VALUE		7,800
TOTAL LAND VALUE - MARKET		18,180
TOTAL MARKET VALUE		46,188
SOH/AGL Deduction		22,829
ASSESSED VALUE		23,359
TOTAL EXEMPTION VALUE	HX HB	23,359
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		46,188
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		46,188

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1190/2298	3/11/2010	QC	U	I	40	35,000
GRANTOR: ELENA J MULLEN						
GRANTEE: JOHN & DIANE ZWART						
1190/1131	12/31/2009	QC	U	I	11	100
GRANTOR: JOHN MULLEN						
GRANTEE: ELENA J MULLEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W61 S24 E37 USP= S8 E16 N8 W16$ E24 N24$.

LAND DESCRIPTION

TOTAL OB/XF 7,800

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	0200	C	MBL HM	100			0.00	0.00	1.01	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,180							

REVIEW DATE 02/10/2026 BY KS Total Acres: 1.01 Total Land Value: 18,180 Market: 0 Agricultural: 0 Common: 18,180 PRINTED 11/17/2026 BY SYS