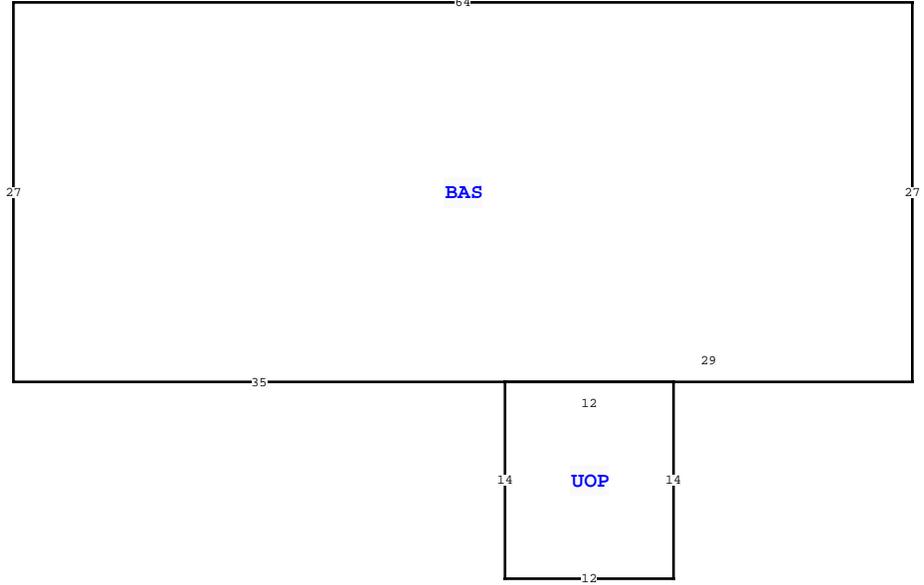




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architctual	01	CONV	100
Units		0	100
Condition Adj	04	04	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	15516.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,728	100	
UOP	168	25	
TOTALS	1,896		1,770 57,844

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 1997		144,609	1996	1996	0	0	60.00	40.00
				Heated Area: 1728			HX Base Yr 1997				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		57,844	
TOTAL MARKET OB/XF VALUE		28,174	
TOTAL LAND VALUE - MARKET		166,260	
TOTAL MARKET VALUE		252,278	
SOH/AGL Deduction		122,891	
ASSESSED VALUE		129,387	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		77,976	
TOTAL JUST VALUE		252,278	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		181,064	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23211	M H	322	05/27/2005
11227	M H	125	05/31/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1241/2073	9/19/2012	WD	U	I	16	100

GRANTOR: KIMBERLY FERNANDEZ
 GRANTEE: RONALD & TEMPEST WA
 1048/0953 6/08/2005 WD Q V 06 100
 GRANTOR: WARD
 GRANTEE: CORDES

EXTRA FEATURES		234 SW PRICKLY PEAR CT, LAKE CITY														
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	100	1996	1996	3	100	1,200	
2	0294	SHED WOOD/	0	100	12	24	1.00	UT	0.00	100	1996	1996	3	100	2,400	
3	0166	CONC,PAVMT	0	100	11	35	385.00	UT	1.50	100	1997	1997	3	100	578	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
5	0252	LEAN-TO W/	0	100	10	24	240.00	UT	2.00	60	1996	1996	3	60	288	
6	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
7	0252	LEAN-TO W/	0	100	10	24	240.00	UT	2.00	60	1996	1996	3	60	288	
8	0070	CARPORT UF	0	100	18	20	360.00	UT	2.00	100	2006	2006	3	100	720	
9	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
10	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	2007	2007	3	100	600	

TOTAL OB/XF												27,074												
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		A-1	0.00	0.00	17.81	AC		1.00	1.00	1.00	8,500.00	8,500.00	151,385							
2	0000	C	VAC RES	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	8,500.00	8,500.00	8,500							
3	0000	C	VAC RES	100			0.00	0.00	0.50	AC		1.00	1.00	1.50	8,500.00	12,750.00	6,375							

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W64 S27 E35 UOP= S14 E12 N14 W12S E29 N27S.	

NE1/4 OF SE1/4 OF NE1/4 & E 30 F
 SE1/4 OF NE1/4 & COMM SW COR OF
 RUN N 30 FT TO N R/W CATES RD, C

WARD RONALD M/WARD TEMPEST J
 341 SW PRICKLY PEAR CT
 LAKE CITY, FL 32024

2026

15-5S-16-03627-001


BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY															
ELEMENT	CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY													
																	VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 57,844 TOTAL MARKET OB/XF VALUE 28,174 TOTAL LAND VALUE - MARKET 166,260 TOTAL MARKET VALUE 252,278 SOH/AGL Deduction 122,891 ASSESSED VALUE 129,387 TOTAL EXEMPTION VALUE HX HB 51,411 BASE TAXABLE VALUE 77,976 TOTAL JUST VALUE 252,278 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 181,064														
DOR CODE 0200 MOBILE HOME																	PERMIT NUM DESCRIPTION AMT ISSUED														
MAP NUM MKT AREA 02																															
NEIGHBORHOOD/LOC 15516.00 1.00/																	SALES DATA OFF RECORD TYPE Q / V / RSN SALE Number DATE INST U / I / CD PRICE 1241/2073 9/19/2012 WD U I 16 100 GRANTOR: KIMBERLY FERNANDEZ GRANTEE: RONALD & TEMPEST WA 1048/0953 6/08/2005 WD Q V 06 100 GRANTOR: WARD GRANTEE: CORDES														
TOTALS																	BLD DATE LGL DATE XF DATE LAND DATE 05/07/2026 MLU INC DATE AG DATE														
EXTRA FEATURES						L	OB/XF	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT	ORIG	YEAR	YEAR	Q	%	OB/XF	NOTES								
						11	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	2.50	100	2007	2007	3	100	900									
						12	0296	SHED METAL	0	100	18	20	1.00	UT	0.00	0.00	100	2019	2019	3	100	200									
						TOTAL OB/XF 1,100																									

LAND DESCRIPTION										TOTAL OB/XF																																		
L	USE	CLS	LAND USE	R	LOC	FRONT	DEPTH	TOT	UNIT	D	DPHT	%	TOT	UNIT	ADJ UNIT	LAND	OTHER ADJUSTMENTS	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																					
N	CODE		DESCRIPTION	D	ZONE			LND	TYPE	T	FACT	COND	ADJ	PRICE	PRICE	VALUE	AND NOTES																											