BEG SW COR OF NE1/4, RUN N 600 F
S 600 FT, W 150 FT TO POB EX .02
DESC IN WD 1491-587.

PARROTT MARTIN T
249 SW LM AARON DR
LAKE CITY, FL 32025

2026

15-5S-17-09245-004

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 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	01	01
DOR CODE	0200	MOBILE HOME

MAP NUM | MKT AREA 02

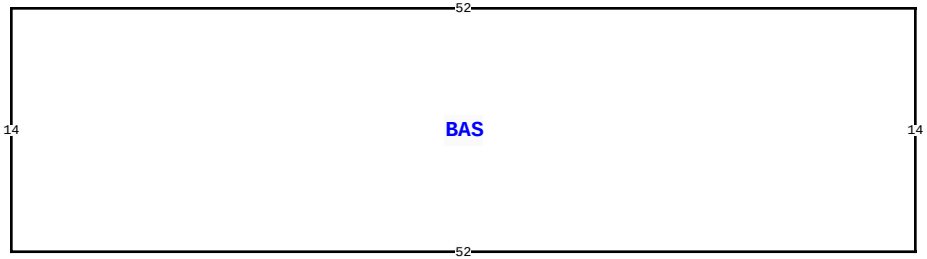
NEIGHBORHOOD/LOC 15517.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	728	100		728	11,258
TOTALS	728			728	11,258

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	728	64.4250	38.66	28,144	1982	1982	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2003 Heated Area: 728 HX Base Yr 2003



249 SW LM AARON DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0255	MBL HOME S	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		11,258
TOTAL MARKET OB/XF VALUE		8,000
TOTAL LAND VALUE - MARKET		32,640
TOTAL MARKET VALUE		51,898
SOH/AGL Deduction		23,392
ASSESSED VALUE		28,506
TOTAL EXEMPTION VALUE	HX HB DX	28,506
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		51,898
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		47,818

BLDG:2:1: SUNW MH (KATHLEEN BURKE LIVES HERE)

XFOB:1:1: CHAMPION MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050965	Electrical Servic	0	10/03/2024
13309	M H	125	11/17/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1491/587	5/10/2023	WD	U	I	18	1,200
GRANTOR: PARROTT MARTIN T						
GRANTEE: COLUMBIA COUNTY, FL						
0970/1401	12/23/2002	WD	U	I	08	3,000
GRANTOR: KATHLEEN BURKE						
GRANTEE: CAROL & MARTIN PARR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S14 E52 N14$.

LAND DESCRIPTION

TOTAL OB/XF 8,000

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		A-1	0.00	0.00	2.04	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,640							

REVIEW DATE 10/14/2024 BY tommy Total Acres: 2.04 Total Land Value: 32,640 Market: 0 Agricultural: 0 Common: 32,640 PRINTED 06/23/2026 BY SYS