COMM SW COR, RUN E 635.61 FT
FOR POB, RUN N 706.68 FT TO S
R/W NASH RD, RUN E'LY ALONG

BOONE JAMES F
182 SW GROUSE PLACE
LAKE CITY, FL 32025

2027

16-3S-16-02153-003

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 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	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	05	05
DOR CODE	0200	MOBILE HOME

MAP NUM | MKT AREA 01

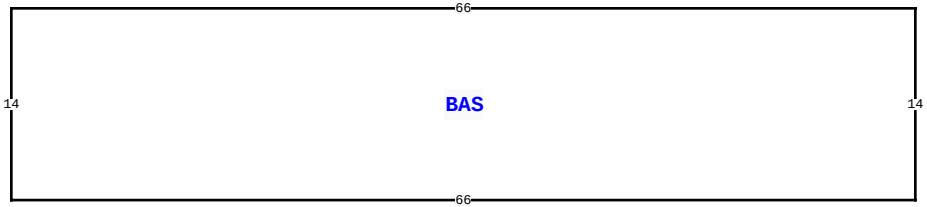
NEIGHBORHOOD/LOC 16316.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	24,372
TOTALS	924			924	24,372

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	924	109.9000	65.94	60,929	1986	1986	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 924 HX Base Yr



1874 NW NASH RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026 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	0260	PAVEMENT-A	0	0	0	0	12,502.00	UT	1.50	1.50	100	2008	2008	3	100	18,753	
2	9945	Well/Sept	0	0	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	67,163
TOTAL MARKET OB/XF VALUE	25,753
TOTAL LAND VALUE - MARKET	93,765
TOTAL MARKET VALUE	186,681
SOH/AGL Deduction	0
ASSESSED VALUE	186,681
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	186,681
TOTAL JUST VALUE	186,681
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	186,681

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18777	STORAGE	50	09/28/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1138/0556	12/12/2007	WD	Q	I		60,000
GRANTOR: STACIE LEE LUCAS						
GRANTEE: JAMES F BOONE						
0969/2240	12/05/2002	WD	Q	V	01	100
GRANTOR: EVERETT & KATHY PHILL						
GRANTEE: LARRY & STACIE LUCA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E66 N14$.

LAND DESCRIPTION

TOTAL OB/XF 25,753

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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,500							
2	0000	C	VAC RES	0			0.00	0.00	8.87	AC		1.00	1.00	1.00	9,500.00	9,500.00	84,265							

REVIEW DATE 02/01/2023 BY KS Total Acres: 9.87 Total Land Value: 93,765 Market: 0 Agricultural: 0 Common: 93,765 PRINTED 11/17/2026 BY SYS

COMM SW COR, RUN E 635.61 FT
FOR POB, RUN N 706.68 FT TO S
R/W NASH RD, RUN E'LY ALONG

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16-3S-16-02153-003

BUILDING CHARACTERISTICS

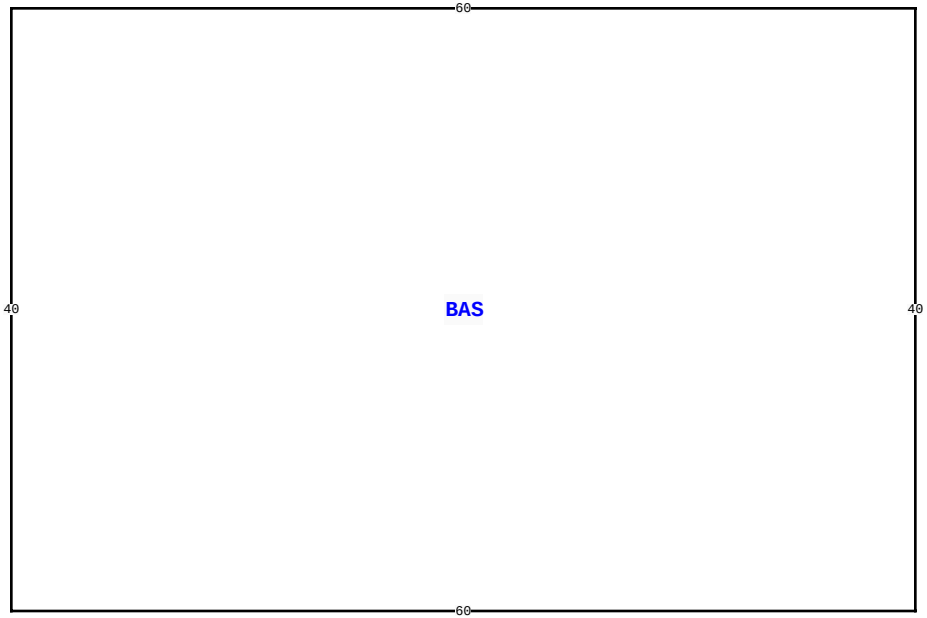
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		0 100
Bathrooms		0 100
Frame	05	STEEL 100
Stories	1.	1. 100
Architectual	05	CONV 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 01
NEIGHBORHOOD/LOC	16316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,400	100		2,400	42,791
TOTALS	2,400			2,400	42,791

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8700	01	2,400	68.0000	25.84	62,016	2001	2001	0	0	0	31.00	69.00

2 PREF M B A 0% - 0 Heated Area: 2400 HX Base Yr



1874 NW NASH RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026 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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

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ASSESSED VALUE	186,681
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	186,681
TOTAL JUST VALUE	186,681
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	186,681

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
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0969/2240	12/05/2002	WD	Q	V	01	100
GRANTOR: EVERETT & KATHY PHILL						
GRANTEE: LARRY & STACIE LUCA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S40 E60 N40$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 02/01/2023 BY KS Total Acres: 9.87 Total Land Value: 93,765 Market: 0 Agricultural: 0 Common: 93,765 PRINTED 11/17/2026 BY SYS