

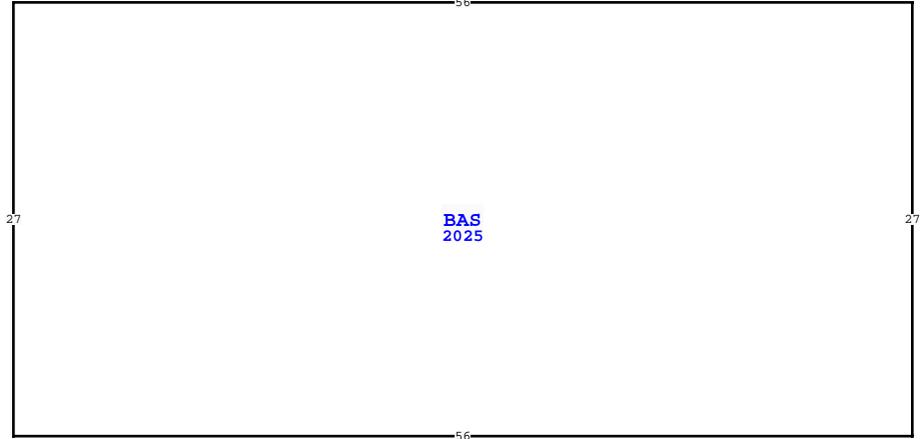
COMM SW COR, N 1914.91 FT FOR PO
 FT TO SW'LY R/W OF A CO RD, SE A
 FT, W 204.08 FT TO POB.

REFFITT MARGUERITE ANGELA/REFFITT CAMERON
 132 NE CORENE DR
 LAKE CITY, FL 32055

2026

16-3S-17-04956-001


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	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	100
Interior Floor	00	N/A	0
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	04
NEIGHBORHOOD/LOC	16317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,512	100	2025
TOTALS	1,512		162,415

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MANUF	2	0%	- 2025	Heated Area: 1512			HX Base Yr				
												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE												
LAND DATE												
AG DATE												

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			162,415
TOTAL MARKET OB/XF VALUE			7,724
TOTAL LAND VALUE - MARKET			8,030
TOTAL MARKET VALUE			178,169
SOH/AGL Deduction			0
ASSESSED VALUE			178,169
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			178,169
TOTAL JUST VALUE			178,169
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			181,518
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051260	Mobile Home		10/25/2024
000049991	Right-of-Way Acce		05/29/2024
11631	GARAGE	50	09/16/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1564/1257	3/26/2026	WD	Q	I	01	226,000
GRANTOR: BERRY RUSTY L						
GRANTEE: REFFITT MARGUERITE						
1490/1091	3/28/2023	QC	U	I	11	100
GRANTOR: JONES JAMES						
GRANTEE: BERRY TAMI						

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	0166	CONC,PAVMT	0	0	6	36		216.00	UT 1.50	1.50	100	1996	3	100	324	
2	9947	Septic	0	0	0	0		1.00	UT 3,000.00	3,000.00	100			3	100	3,000
3	0130	CLFENCE	5	0	0	0		1.00	UT 0.00	0.00	100	2011	2011	3	100	400
4	9946	Well	0	0	0	0		1.00	UT 4,000.00	4,000.00	100	2025	2024		100	4,000

TOTAL OB/XF												
7,724												
132 NE CORENE DR, LAKE CITY												

BUILDING NOTES									
BAS=[YR=2025;ORIG=16,11] E56 S27 W56 N27 \$									

BUILDING DIMENSIONS									
BAS=[YR=2025;ORIG=16,11] E56 S27 W56 N27 \$									

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	0102	C	SFR/MH	0		00	0.00	0.00	0.73	AC		1.00	1.00	1.00	11,000.00	11,000.00	8,030							