COMM NE COR OF NE1/4 OF NW1/4,
RUN W 1055.24 FT, S 30 FT TO A
PT ON S R/W OF SW TOMPKINS ST,

AMBROS KELLI S
808 SW TOMPKINS ST
LAKE CITY, FL 32024

2026

16-4S-16-03025-022

BUILDING CHARACTERISTICS

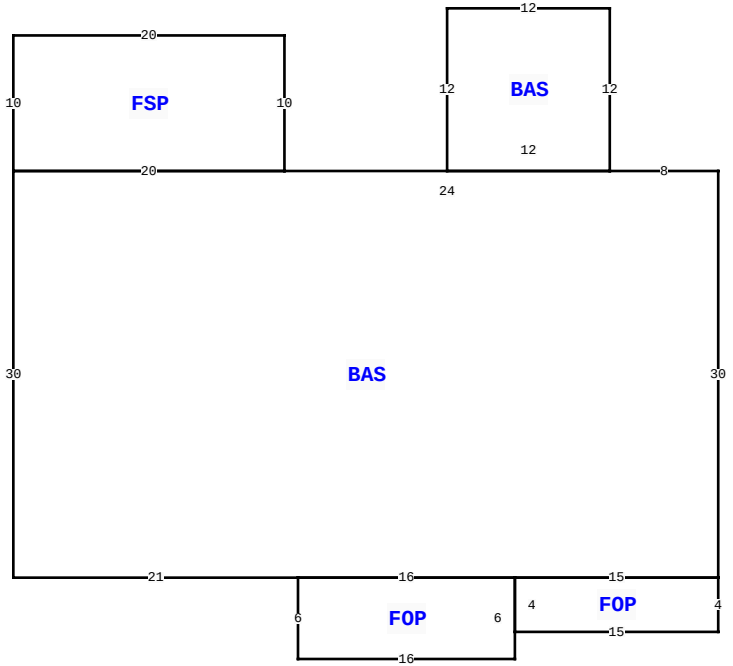
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	16416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	144	100		144	10,022
BAS	1,560	100		1,560	108,569
FOP	60	35		21	1,461
FOP	96	35		34	2,366
FSP	200	40		80	5,568
TOTALS	2,060			1,839	127,986

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,839	113.9000	107.07	196,902	2010	2010	0	0	0	35.00	65.00

1 MANUF 1 0% - 0 Heated Area: 1704 HX Base Yr



808 SW TOMPKINS ST, LAKE CITY

BLD DATE		LGL DATE	
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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2010	2010	3	100	1,200	
2	0296	SHED METAL	0	0	12	20	240.00	UT	10.00	10.00	100	2010	2010	3	100	2,400	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	0	18	20	360.00	UT	1.50	1.50	100	2010	2010	3	100	540	
5	0070	CARPORT UF	0	0	24	35	1.00	UT	0.00	0.00	100	2019	2019	3	100	2,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	127,986
TOTAL MARKET OB/XF VALUE	13,140
TOTAL LAND VALUE - MARKET	12,995
TOTAL MARKET VALUE	154,121
SOH/AGL Deduction	0
ASSESSED VALUE	154,121
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	154,121
TOTAL JUST VALUE	154,121
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	160,028

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1278/2359	8/01/2014	WD	U	I	11	0
GRANTOR: GREGORY L & NANCY T S						
GRANTEE: KELLI S AMBROS						
1227/0552	12/22/2011	FJ	U	V	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: GREGORY L & NANCY T						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W8 BAS= N12 W12 S12 E12$ W24 FSP= N10 W20 S10 E20$ W20 S30 E21 FOP= S6 E16 N6 W16$ E16 FOP= S4 E15 N4 W15$ E15 N30$.

LAND DESCRIPTION

TOTAL OB/XF 13,140

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		00	0.00	0.00	1.13	AC		1.00	1.00	1.00	11,500.00	11,500.00	12,995							

REVIEW DATE 07/08/2024 BY JB Total Acres: 1.13 Total Land Value: 12,995 Market: 0 Agricultural: 0 Common: 12,995 PRINTED 06/23/2026 BY SYS