

COMM NW COR OF SE 1/4 , RUN E AL
335.36 FT, S 413.51 FT FOR POB,
200 FT, N 218 FT, W 200 FT TO PO

WILKERSON JOSEPH A/WILKERSON DAWN MARIE
291 SW LEGION DR
LAKE CITY, FL 32024

2026

16-4S-16-03041-035
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ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
31	VINYL SID 100				
00	N/A 0				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
08	SHT VINYL 50				
14	CARPET 50				
03	CENTRAL 100				
04	AIR DUCTED 100				
4	100				
3	100				
01	NONE 100				
1.	1. 100				
0	100				
03	03 100				
01	01 100				
05	05				
0200	MOBILE HOME				
			06		
		16416.010	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100	2024	2,280	258,144
TOTALS	2,280			2,280	258,144

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MANUF	3	100%	- 2024								
Heated Area: 2280					HX Base Yr 2008							
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> BAS 2024 </div>												

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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		258,144	
TOTAL MARKET OB/XF VALUE		9,000	
TOTAL LAND VALUE - MARKET		13,000	
TOTAL MARKET VALUE		280,144	
SOH/AGL Deduction		45,895	
ASSESSED VALUE		234,249	
TOTAL EXEMPTION VALUE		51,411	
BASE TAXABLE VALUE		182,838	
TOTAL JUST VALUE		280,144	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		280,536	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045923	Mobile Home		11/15/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1480/871	12/01/2022	WD	U	I	11	100
GRANTOR: WILKERSON BILLY J						
GRANTEE: WILKERSON JOSEPH A						
1101/0905	11/07/2006	WD	Q	I	06	100
GRANTOR: BILLY J & LINDA L WIL						
GRANTEE: JOSEPH A & DAWN MAR						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2024;ORIG=13,11] E76 S30 W76 N30 \$	

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	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	1,200.00	100	2006	2006	3	100	1,200	
2	0294	SHED WOOD/	0	100	0	0		1.00	UT 0.00	0.00	100	2014	2014	3	100	800	
3	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100			3	100	7,000	
TOTALS													9,000				

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	0200	C	MBL HM	100		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000							