LOT 23 FIVE POINTS ACRES S/D UNI
501-607, QC 1045-1674, WD 1045-1

S & K RENTAL & INVESTMENTS LLC
6355 SE COUNTY ROAD 245
LAKE CITY, FL 32025

2027

17-3S-17-04967-083

BUILDING CHARACTERISTICS

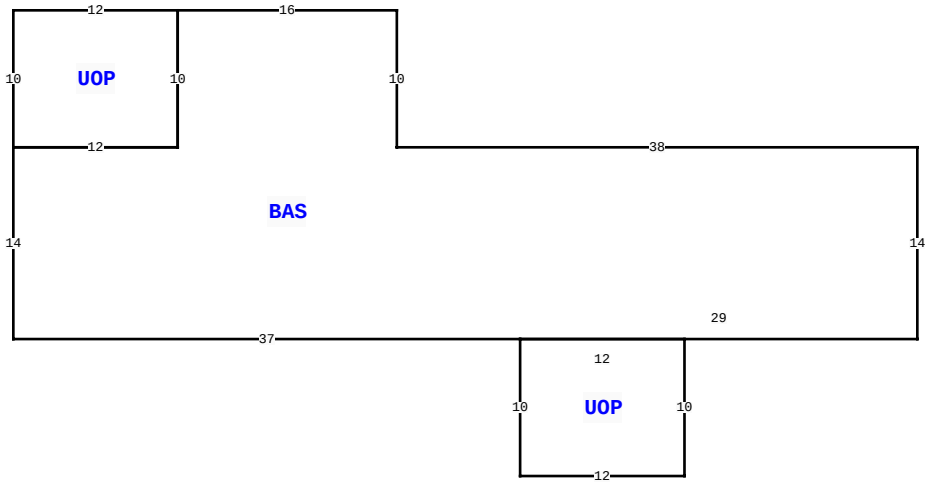
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	17317.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,084	100		1,084	29,892
UOP	120	25		30	827
UOP	120	25		30	827
TOTALS	1,324			1,144	31,547

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,144	114.9000	68.94	78,867	1994	1994	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 1084 HX Base Yr



349 NE CLARA GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 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	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: 2	Tax Dist:
BUILDING MARKET VALUE	31,547
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	12,500
TOTAL MARKET VALUE	51,047
SOH/AGL Deduction	4,034
ASSESSED VALUE	47,013
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	47,013
TOTAL JUST VALUE	51,047
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	51,047

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24249	M H	402	03/16/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1394/2724	9/20/2019	QC	U	I	11	100
GRANTOR: COLIN & BRENDA O'STEE						
GRANTEE: S & K RENTAL & INVE						
1386/1864	6/15/2019	QC	U	I	11	32,000
GRANTOR: SUSAN ASHELY JACKSON						
GRANTEE: COLIN & BRENDA O'ST						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W38 N10 W16 UOP= W12 S10 E12 N10$ S10 W12 S14 E37 UOP= S10 E12 N10 W12$ E29 N14$.

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	12,500.00	12,500.00	12,500							

REVIEW DATE 08/13/2015 BY DF Total Acres: 1.00 Total Land Value: 12,500 Market: 0 Agricultural: 0 Common: 12,500 PRINTED 11/17/2026 BY SYS