LOT 2 UNIT 3 FIVE POINTS ACRES.
441-110, 505-110,352, 586-777, 6

DRINKARD ROBERT
1024 NE COLVIN AVE
LAKE CITY, FL 32055

**2027**

**17-3S-17-04967-142**

## BUILDING CHARACTERISTICS

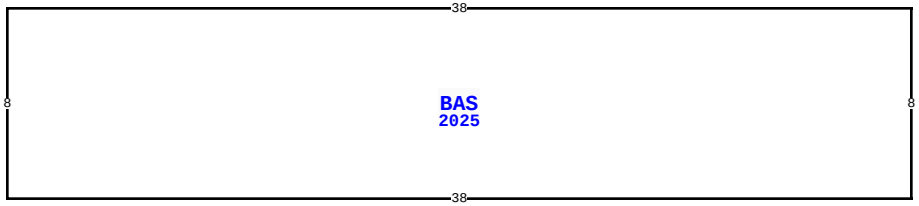
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 03 | BELOW AVG. 100 |
| Exterior Wall | 00 | N/A 0 |
| Roof Structur | 01 | FLAT 100 |
| Roof Cover | 01 | MINIMUM 100 |
| Interior Wall | 02 | WALL BD/WD 100 |
| Interior Floo | 08 | SHT VINYL 100 |
| Interior Floo | 00 | N/A 0 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 03 | FORCED AIR 100 |
| Bedrooms | | 1 100 |
| Bathrooms | | 1 100 |
| Frame | 01 | NONE 100 |
| Stories | 0 | 0 100 |
| Units | | 0 100 |
| Condition Adj | 03 | 03 100 |
| Kitchen Adjus | 01 | 01 100 |
| Quality | 03 | 03 |
| 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 | 304 | 100 | 2025 | 304 | 5,632 |
| TOTALS | 304 | | | 304 | 5,632 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0800 | 02 | 304 | 65.7000 | 39.42 | 11,984 | 2005 | 2005 | 0 | 0 | 0 | 53.00 | 47.00 |

1 MOBILE HME 100% - 2024 Heated Area: 304 HX Base Yr 2024




1024 NE COLVIN AVE, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/10/2025 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 | 0294 | SHED WOOD/ | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2010 | 2010 | 3 | 100 | 1,600 | |
| 2 | 0285 | SALVAGE | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2019 | 2019 | 3 | 100 | 1,000 | |
| 3 | 9945 | Well/Sept | 0 | 100 | 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 | | 5,632 |
| TOTAL MARKET OB/XF VALUE | | 9,600 |
| TOTAL LAND VALUE - MARKET | | 22,550 |
| TOTAL MARKET VALUE | | 37,782 |
| SOH/AGL Deduction | | 0 |
| ASSESSED VALUE | | 37,782 |
| TOTAL EXEMPTION VALUE | HX HB | 25,000 |
| BASE TAXABLE VALUE | | 12,782 |
| TOTAL JUST VALUE | | 37,782 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 37,782 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 38173 | TR/TRAILER | 0 | 05/30/2019 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1385/1174 | 5/29/2019 | QC | U | I | 11 | 100 |
| GRANTOR: DAVID & AMY BROWN | | | | | | |
| GRANTEE: ROBERT DRINKARD | | | | | | |
| 0997/0402 | 10/10/2003 | WD | Q | I | 03 | 100 |
| GRANTOR: CHARLES BROWN | | | | | | |
| GRANTEE: DAVID B & AMY BROWN | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=2025;ORIG=70,10] S8 E38 N8 W38 $

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## LAND DESCRIPTION

TOTAL OB/XF 9,600

| 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 | 100 | | A-1 | 0.00 | 0.00 | 3.79 | AC | | 1.00 | 1.00 | 0.70 | 8,500.00 | 5,950.00 | 22,550 | | | | | | | |

REVIEW DATE 02/07/2020 BY JB Total Acres: 3.79 Total Land Value: 22,550 Market: 0 Agricultural: 0 Common: 22,550 PRINTED 11/17/2026 BY SYS