

THE N 210 FT OF LOT 3 DOUBLE RUN  
694-576, AG 1021-2385, DC 1228-1

BROWN TYLER/BROWN MALLORY  
7537 MALLORY LN  
MCLENNY, FL 32063

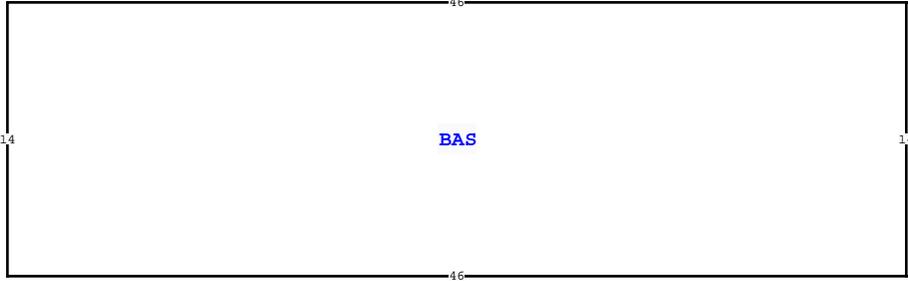
2026

17-3S-17-04971-002



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
03	BELOW AVG. 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
14	CARPET 90				
08	SHT VINYL 10				
03	CENTRAL 100				
04	AIR DUCTED 100				
	Bedrooms	2	100		
	Bathrooms	1	100		
1.	Stories	1.	100		
01	CONV 100				
	Units	0	100		
01	01 100				
02	02				
0200	MOBILE HOME				
	MAP NUM		07		
	NEIGHBORHOOD/LOC	17317.040	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	644	100		644	10,186
TOTALS	644			644	10,186

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	644	65.8920	39.54	25,464	1991	1991	0	0	60.00	40.00
2 MOBILE HME		0% - 2025	Heated Area: 644		HX Base Yr						



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			10,186
TOTAL MARKET OB/XF VALUE			672
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			29,358
SOH/AGL Deduction			0
ASSESSED VALUE			29,358
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			29,358
TOTAL JUST VALUE			29,358
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			29,358

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053845	Mobile Home		08/15/2025
000053736	Right-of-Way Acce		07/31/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1530/1950	12/10/2024	WD	Q	I	01	35,000
GRANTOR: REDDICK KENNETH E JR						
GRANTEE: BROWN TYLER						
1370/0037	10/04/2018	WD	Q	I	01	12,500
GRANTOR: SUE ANN PILKENTON						
GRANTEE: KENNETH E REDDICK J						

EXTRA FEATURES		138 NE REBECCA TER, LAKE CITY														
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	0255	MBL HOME S	0	0	12	56			1.00	100	2007	2007	3	100	672	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/21/2023	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W46 S14 E46 N14\$.	

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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							