

LOT 6 DOUBLE RUN ACRES S/D.  
657-281, 765-592, WD 1301-2681,

DAVIS JAY S  
P O BOX 1508  
LAKE CITY, FL 32056

**2026**

17-3S-17-04971-006  
17-3S-17-04971-006

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	04	PLYWOOD	100
Interior Floor	14	CARPET	90
Interior Floor	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	02	02	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	17317.040 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	784	100	
TOTALS	784		14,005

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
0800	02	784	74.4390	44.66	35,013	1984	1984	0	0	60.00	40.00													
1 MOBILE HME 0% - 0 Heated Area: 784 HX Base Yr																								
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>04/21/2023</td> <td>MLU</td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					04/21/2023	MLU
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COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			27,316
TOTAL MARKET OB/XF VALUE			10,700
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			56,516
SOH/AGL Deduction			10,324
ASSESSED VALUE			46,192
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			46,192
TOTAL JUST VALUE			56,516
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			56,516
XFOB:2:1: BOWEN MH			
XFOB:1:1: CLAR MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046976	Electrical Servic	0	04/17/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1301/2681	9/30/2015	WD	Q	I	01	22,500
GRANTOR: GERALD TURNER						
GRANTEE: JAY S DAVIS						
0765/0592	9/21/1992	WD	Q	I		17,000
GRANTOR: ELLEN S PANNELL						
GRANTEE: GERALD TURNER						

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	0294	SHED WOOD/	0	0	10	14	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
2	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	300	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
TOTALS													784		14,005		

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W56 S14 E56 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	0102	C	SFR/MH	0		A-1	0.00	0.00	0.50	LT		1.00	1.00	1.00	18,500.00	18,500.00	9,250								
2	0102	C	SFR/MH	0		A-1	0.00	0.00	0.50	LT		1.00	1.00	1.00	18,500.00	18,500.00	9,250								

