COMM SE COR OF SW1/4 OF NW1/4, R
W 256 FT, N 445 FT FOR POB, RUN
94 FT, W 114 FT, S 94 FT TO POB.

LAYER JOHN
2970 N US HIGHWAY 441
LAKE CITY, FL 32055

2027

17-3S-17-04987-000

BUILDING CHARACTERISTICS

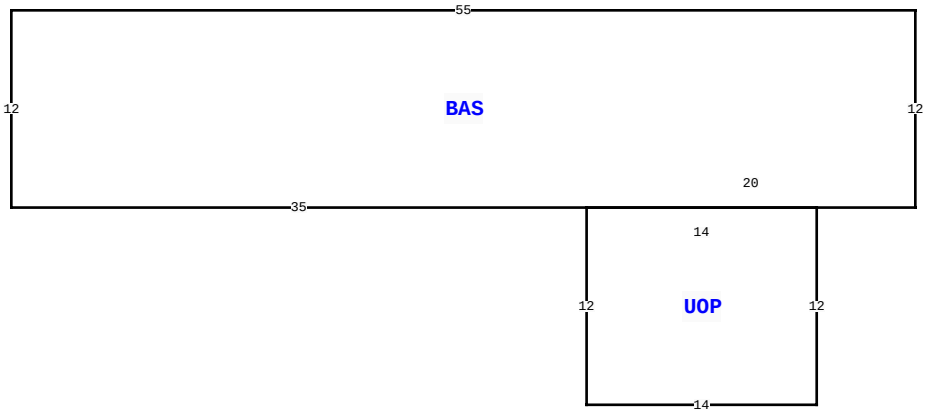
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	17317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	660	100		660	3,939
UOP	168	25		42	251
TOTALS	828			702	4,190

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0800	02	702	49.7400	29.84	20,948	1968	1968	0	0	20	60.00	20.00

1 MOBILE HME 0% - 2023 Heated Area: 660 HX Base Yr



207 NW JIMMY WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	200	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	4,190
TOTAL MARKET OB/XF VALUE	7,200
TOTAL LAND VALUE - MARKET	6,562
TOTAL MARKET VALUE	17,952
SOH/AGL Deduction	0
ASSESSED VALUE	17,952
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	17,952
TOTAL JUST VALUE	17,952
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	17,952

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050994	Electrical Servic	0	10/08/2024
31061	MAINT/ALTR	30	05/20/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1480/1564	11/30/2022	WD	Q	I	01	13,800
GRANTOR: DEAN STEPHANIE						
GRANTEE: LAYER JOHN						
1377/0725	1/28/2019	QC	U	I	11	6,000
GRANTOR: WALTER W SAUNDERS & S						
GRANTEE: DEAN STEPHANIE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W55 S12 E35 UOP= S12 E14 N12 W14$ E20 N12$.

LAND DESCRIPTION

TOTAL OB/XF 7,200

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		00	0.00	0.00	0.25	AC		1.00	1.00	1.75	15,000.00	26,250.00	6,562							

REVIEW DATE 03/25/2025 BY TW Total Acres: 0.25 Total Land Value: 6,562 Market: 0 Agricultural: 0 Common: 6,562 PRINTED 11/17/2026 BY SYS