

COMM NE COR OF SE1/4, RUN S
ALONG E LINE 120 FT, W 364.87
FT FOR POB, RUN W 242.50 FT, N

DEWEY KENNETH J/DEWEY MARJORIE S
516 SW TITANIUM CT.
LAKE CITY, FL 32024

2026

17-4S-16-03050-016
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BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	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
Architectural	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	01
NEIGHBORHOOD/LOC	17416.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	312	100	
BAS	1,440	100	
UEP	160	70	
UGR	768	45	
UOP	128	25	
TOTALS	2,808		

MARKET ADJUSTMENTS																									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND														
1	MOBILE HME	100%	- 0																						
Heated Area: 1752 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>04/22/2026</td> <td>MLU</td> </tr> </tbody> </table>														BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					04/22/2026	MLU
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COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				62,364	
TOTAL MARKET OB/XF VALUE				9,940	
TOTAL LAND VALUE - MARKET				52,320	
TOTAL MARKET VALUE				124,624	
SOH/AGL Deduction				62,729	
ASSESSED VALUE				61,895	
TOTAL EXEMPTION VALUE				HX HB 36,895	
BASE TAXABLE VALUE				25,000	
TOTAL JUST VALUE				124,624	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				120,264	
XFOB:1:1: GREE M H					
BLDG:1:1: GREE MH					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0965/0454	3/18/2002	WD	Q	I	04	7,500
GRANTOR: JOHN H DEAS						
GRANTEE: KENNETH J & MARJORI						
0513/0182	5/01/1983	AA	Q	V	01	16,000
GRANTOR:						
GRANTEE:						

EXTRA FEATURES														462 SW TITANIUM CT, 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	0296	SHED METAL	0	100	16	20	320.00	UT	2.00	2.00	100	1993	1993	3	100	640	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
3	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
6	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	400	
TOTALS																9,940	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W44 S24 BAS= S13 E24 N13 W24\$ E28 UOP= S4 E32 N4 W32\$ E32 UGR= E32 N24 W32 S24\$ N24 UEP= N10 W16 S10 E16\$ W16\$.													

LAND DESCRIPTION														TOTAL OB/XF 9,940										
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	100		A-1	0.00	0.00	2.35	AC		1.00	1.00	1.00	12,000.00	12,000.00	28,200							
2	0000	C	VAC RES	100		A-1	0.00	0.00	2.01	AC		1.00	1.00	1.00	12,000.00	12,000.00	24,120							