

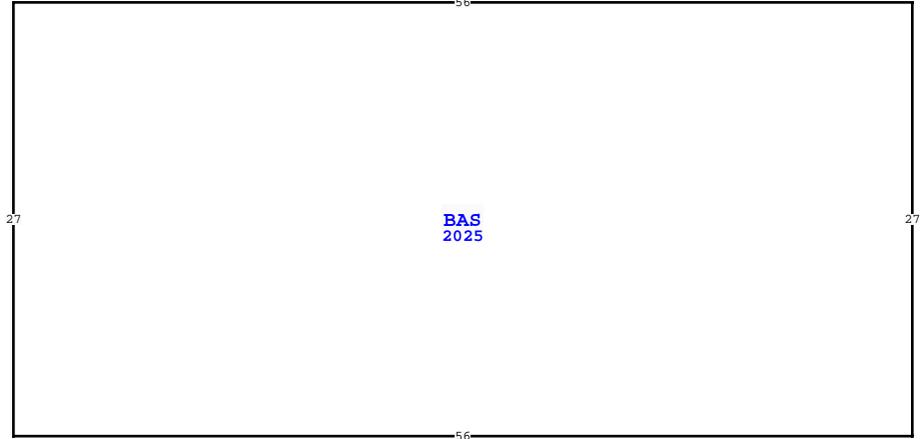
COMM AT NW COR OF NW1/4 OF
SE1/4, RUN S 499.50 FT, E
1101.38 FT FOR POB, CONT E

COULOMBE RICK/COULOMBE SANDRA E
3827 SW BIRLEY AVE
LAKE CITY, FL 32024

2026

17-4S-16-03051-008


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	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	17416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,512	100	2025
TOTALS	1,512		174,794

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	3	100% - 2025									
				Heated Area: 1512				HX Base Yr	2025			
												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE												
LAND DATE												
AG DATE												
										04/20/2026	MLU	

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			174,794
TOTAL MARKET OB/XF VALUE			7,518
TOTAL LAND VALUE - MARKET			32,160
TOTAL MARKET VALUE			214,472
SOH/AGL Deduction			58,188
ASSESSED VALUE			156,284
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			104,873
TOTAL JUST VALUE			214,472
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			210,886

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048607	Mobile Home		11/07/2023
24250	SFR	502	03/16/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1155/1787	7/24/2008	WD	Q	V	03	62,700
GRANTOR: DEBRA A MOORADIAN						
GRANTEE: RICK & SANDRA COULO						
1071/2012	1/20/2006	WD	Q	V	01	100
GRANTOR: RICK COULOMBE						
GRANTEE: RICK & SANDRA COULO						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2025;ORIG=16,17] E56 S27 W56 N27 \$	

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	0166	CONC,PAVMT	0	100	0	0			352.00	UT	3.00				1,056	
2	0210	GARAGE U	0	100	25	26			650.00	UT	10.00				4,550	
3	0296	SHED METAL	0	100	0	0			1.00	UT	0.00				400	
4	0060	CARPORT F	0	100	18	24			432.00	UT	3.50				1,512	
													TOTAL OB/XF	7,518		

LAND DESCRIPTION																								
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	100		A-1	0.00	0.00	2.01	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,160							