

COMM NW COR OF NE1/4, RUN E
399.83 FT, CONT E 1072.32 FT,
S 00 DG W 410.60 FT, S 01 DG W

KASSAB PAUL/KASSAB SUSAN W
923 NW WOODLANDS TERR
LAKE CITY, FL 32055

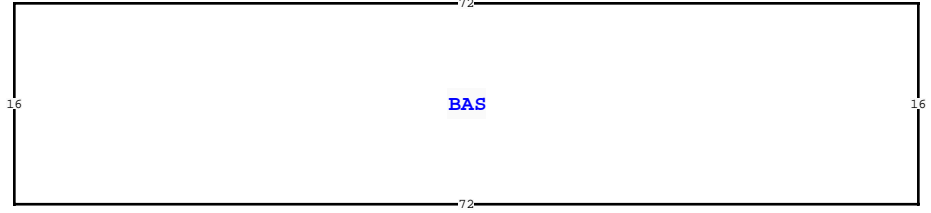
2026

18-3S-16-02177-121



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	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	18316.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,152	100	
TOTALS	1,152		69,030

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	1	100% - 2005		Heated Area: 1152					HX Base Yr	2005	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			69,030
TOTAL MARKET OB/XF VALUE			8,198
TOTAL LAND VALUE - MARKET			19,080
TOTAL MARKET VALUE			96,308
SOH/AGL Deduction			45,451
ASSESSED VALUE			50,857
TOTAL EXEMPTION VALUE	HX HB		25,857
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			96,308
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			94,400

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1235/0270	5/09/2012	WD	U	V	11	100
GRANTOR: JAMES W & SHAWN PARKE						
GRANTEE: PAUL & SUSAN W KASS						
1204/2299	11/11/2010	WD	U	V	11	100
GRANTOR: JAMES W & SHAWN PARKE						
GRANTEE: PAUL KASSAB (LIFE)						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/16/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W72 S16 E72 N16\$.	

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	0296	SHED METAL	0	100	8	8	UT	7.00	7.00	100	2005	2005	3	100	448	
2	0070	CARPORT UF	0	100	0	0	UT	0.00	0.00	100	2014	2014	3	100	750	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
TOTALS													8,198			

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	100		A-1	0.00	0.00	1.06	AC		1.00	1.00	0.90	20,000.00	18,000.00	19,080							