COMM NW COR OF NE1/4 OF NE1/4, R
FOR POB, CONT S 657.71 FT, E 696
657.75 FT, W 694.28 FT TO POB. (

PLYN RANDALL C/PLYN CHERYL A
248 SW RAMON CT
LAKE CITY, FL 32024

2027

18-4S-16-03054-102

BUILDING CHARACTERISTICS

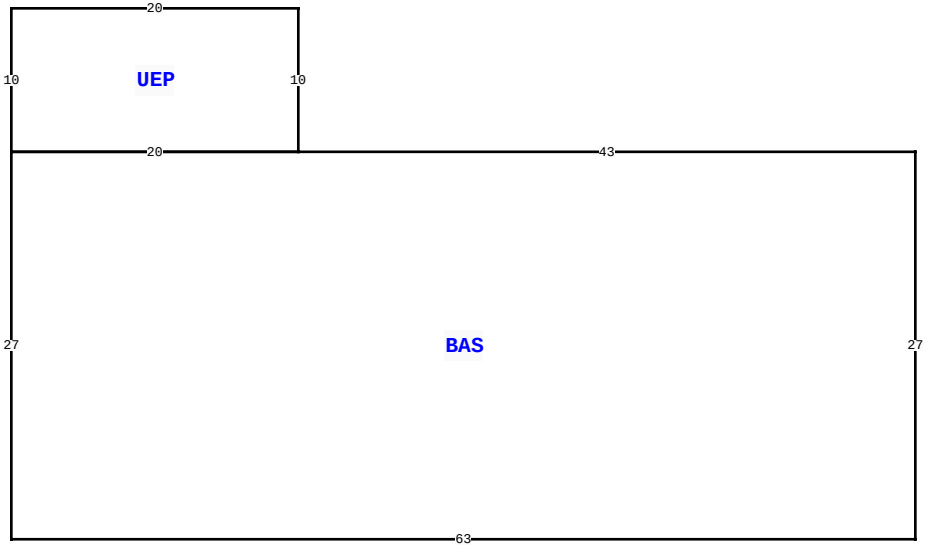
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	5000	IMPROVED AG
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	18416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,701	100		1,701	47,315
UEP	200	70		140	3,894
TOTALS	1,901			1,841	51,209

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,841	115.9000	69.54	128,023	1997	1997	0	0	0	60.00	40.00

1 MOBILE HME 100% - 1998 Heated Area: 1701 HX Base Yr 1998



248 SW RAMON CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1997	1997	3	100	1,200	
2	0040	BARN,POLE	0	100	24	49	1,176.00	UT	2.50	2.50	100	1997	1997	3	100	2,940	
3	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	4,900	
4	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	300	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
6	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	800	
7	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2025	2024		90	5,400	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		51,209
TOTAL MARKET OB/XF VALUE		22,540
TOTAL LAND VALUE - MARKET		99,750
TOTAL MARKET VALUE		87,477
SOH/AGL Deduction		27,225
ASSESSED VALUE		60,252
TOTAL EXEMPTION VALUE	HX HB	35,252
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		173,499
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		173,499

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1528/868	10/28/2024	LE	U	I	14	100

GRANTOR: PLYN RANDALL C (ENH L

GRANTEE: PLYN FAMILY LIVING

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W43 UEP= N10 W20 S10 E20$ W20 S27 E63 N27$.

LAND DESCRIPTION

TOTAL OB/XF 22,540

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	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,500							
2	5500	A	TIMBER 2	0		00	0.00	0.00	9.50	AC		1.00	1.00	1.00	445.00	445.00	4,228							
3	9910	M	MKT.VAL.AG	0		00	0.00	0.00	9.50	AC		1.00	1.00	1.00	9,500.00	9,500.00	90,250							

REVIEW DATE 12/17/2024 BY JB Total Acres: 10.50 Total Land Value: 13,728 Market: 90,250 Agricultural: 4,228 Common: 9,500 PRINTED 11/17/2026 BY SYS