N1/2 OF THE FOLLOWING: COMM NE 1292.67 FT FOR POB, CONT S 625.1 FT, N 625.10 FT, E 696.51 FT TO

CADE JON ALLEN/CADE EDNA ROMAINE
349 SW RAMON CT
LAKE CITY, FL 32024

2027

18-4S-16-03054-107

BUILDING CHARACTERISTICS

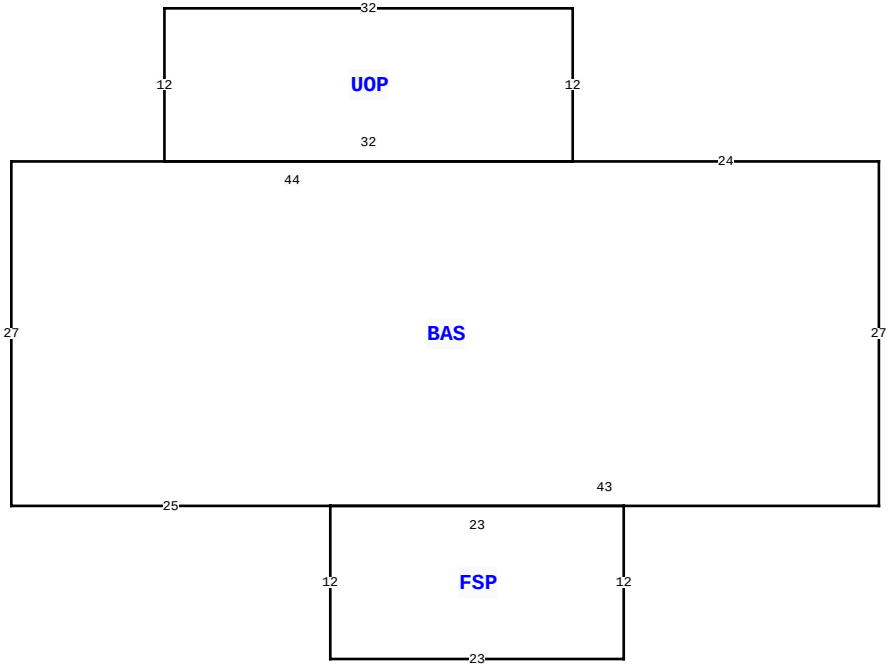
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
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	1,836	100		1,836	143,936
FSP	276	40		110	8,624
UOP	384	25		96	7,526
TOTALS	2,496			2,042	160,086

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,042	129.6900	120.61	246,286	1997	2010	0	0	0	35.00	65.00

1 MANUF 1 100% - 2023 Heated Area: 1836 HX Base Yr 2023



349 SW RAMON CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	800	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,500	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,000	
7	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		160,086
TOTAL MARKET OB/XF VALUE		13,200
TOTAL LAND VALUE - MARKET		60,120
TOTAL MARKET VALUE		233,406
SOH/AGL Deduction		105,067
ASSESSED VALUE		128,339
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		76,928
TOTAL JUST VALUE		233,406
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		235,131

PERMIT NUM	DESCRIPTION	AMT	ISSUED
12367	M H	125	04/04/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1467/1390	5/23/2022	WD	Q	I	01	220,000
GRANTOR: LANGLEY SAMUEL T						
GRANTEE: CADE JON ALLEN						
1162/0752	11/12/2008	WD	Q	I	03	100
GRANTOR: MCDANIEL						
GRANTEE: LANGLEY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W24 W44 S27 E25 E43 N27 $
UOP=[ORIG=-24,0] N12 W32 S12 E32 $
FSP=[ORIG=-43,27] S12 E23 N12 W23 $
.

LAND DESCRIPTION

TOTAL OB/XF 13,200

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	100		00	0.00	0.00	5.01	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,120							

REVIEW DATE 12/17/2024 BY JB Total Acres: 5.01 Total Land Value: 60,120 Market: 0 Agricultural: 0 Common: 60,120 PRINTED 11/17/2026 BY SYS