LOTS 5 & 6 BLOCK 2 MARION HEIGH
477-24, 504-166, 794-1640, 801-1

BROWN STEPHEN EDGAR
1309 NE GUM SWAMP RD
LAKE CITY, FL 32055

2027

19-3S-17-05148-000

BUILDING CHARACTERISTICS

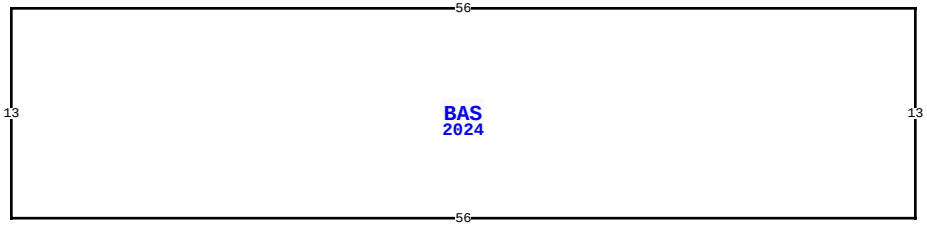
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		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 03
NEIGHBORHOOD/LOC	19317.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	728	100	2024	728	76,265
TOTALS	728			728	76,265

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	728	112.5000	108.00	78,624	2023	2023	0	0	0	3.00	97.00

1 MANUF 2 0% - 2024 Heated Area: 728 HX Base Yr



1042 NW COUNTY ROAD 25A , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	0294	SHED WOOD/	0	0	12	16	192.00	UT	14.00	14.00	50	0	0	3	50	1,344	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0297	SHED CONCR	0	0	0	0	1.00	UT	336.00	336.00	100	2024	2023		100	336	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	76,265
TOTAL MARKET OB/XF VALUE	11,680
TOTAL LAND VALUE - MARKET	12,000
TOTAL MARKET VALUE	99,945
SOH/AGL Deduction	0
ASSESSED VALUE	99,945
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	99,945
TOTAL JUST VALUE	99,945
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	100,736

SALE:3:2: ID#SHS1WGA19820857.
SALE:3:1: SALE INCLUDES 1982 SHOW MH
SALE:2:1: PROBATE FILE #94-280-CP
XFOB:2:1: BOWEN MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046904	Mobile Home		04/05/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1291/0572	3/16/2015	QC	U	I	11	54,300
GRANTOR: HARRY STEVE BROWN						
GRANTEE: STEPHEN EDGAR BROWN						
1287/1041	1/07/2015	QC	U	I	11	100
GRANTOR: WANDA CHARLENE JUSTIC						
GRANTEE: HARRY STEVE BROWN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=18,16] E56 S13 W56 N13 $
.

LAND DESCRIPTION

TOTAL OB/XF 11,680

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	0			0.00	0.00	2.00	LT		1.00	1.00	1.00	6,000.00	6,000.00	12,000							

REVIEW DATE 05/10/2023 BY JB Total Acres: 0.44 Total Land Value: 12,000 Market: 0 Agricultural: 0 Common: 12,000 PRINTED 11/17/2026 BY SYS