BEG SW COR OF SE1/4 OF NE1/4, RU
E 759.30 FT TO W R/W OAK DR, SW
S 156.21 FT, W 728.18 FT TO POB.

YANCEY DOYLE D/YANCEY DOROTHY M
268 SW WILDWOOD CT
LAKE CITY, FL 32024

2027

19-5S-17-09290-004

BUILDING CHARACTERISTICS

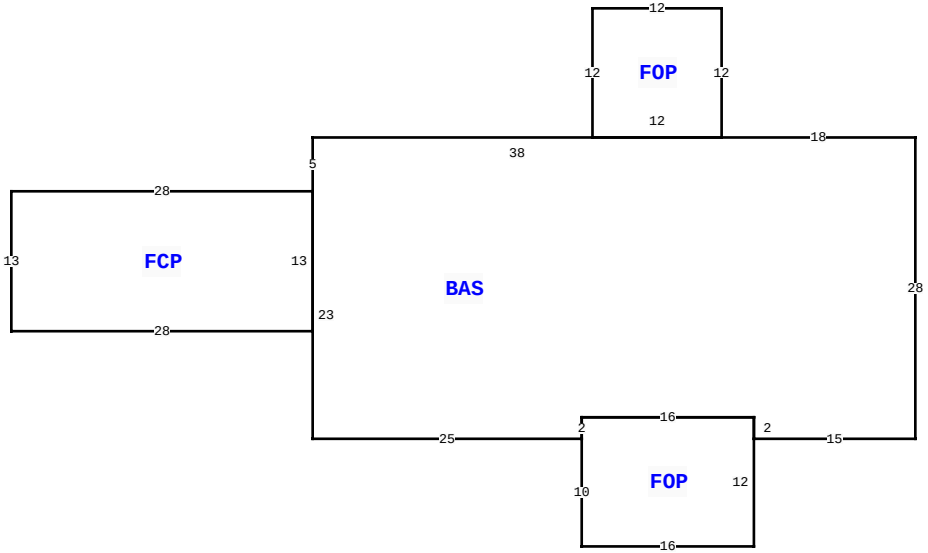
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	19517.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,536	100		1,536	42,725
FCP	364	25		91	2,531
FOP	144	35		50	1,391
FOP	192	35		67	1,864
TOTALS	2,236			1,744	48,511

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,744	115.9000	69.54	121,278	1987	1987	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 1536 HX Base Yr



268 SW WILDWOOD CT, LAKE CITY

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
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	0	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
2	0296	SHED METAL	0	0	12	20	240.00	UT	5.00	5.00	100	1993	1993	3	100	1,200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	0	8	10	80.00	UT	5.00	5.00	100	1993	1993	3	100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	48,511
TOTAL MARKET OB/XF VALUE	9,800
TOTAL LAND VALUE - MARKET	71,370
TOTAL MARKET VALUE	129,681
SOH/AGL Deduction	19,604
ASSESSED VALUE	110,077
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	110,077
TOTAL JUST VALUE	129,681
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	129,681

XFOB:1:1: RICH MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0970/2030	12/20/2002	WD	Q	I		66,000
GRANTOR: MARY JANE CLEMENTE						
GRANTEE: DOYLE & DOROTHY YAN						
0591/0257	5/01/1986	AG	Q	V	01	13,500
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 FOP= N12 W12 S12 E12$ W38 S5 FCP= W28 S13 E28 N13$ S23 E25 FOP= S10 E16 N12W16 S2$ N2 E16 S2 E15 N28$.

LAND DESCRIPTION

TOTAL OB/XF 9,800

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	0102	C	SFR/MH	0		00	0.00	0.00	5.49	AC		1.00	1.00	1.00	13,000.00	13,000.00	71,370							

REVIEW DATE 08/10/2017 BY DF Total Acres: 5.49 Total Land Value: 71,370 Market: 0 Agricultural: 0 Common: 71,370 PRINTED 11/17/2026 BY SYS