COMM SW COR OF N1/2 OF NE1/4 OF FT FOR POB, CONT N 649.19 FT, E 656.19 FT, W 728.18 FT TO POB. (

KIRKLAND HENRIETTA N
311 SW NAUTILUS ROAD
LAKE CITY, FL 32024

2027

19-5S-17-09290-013

BUILDING CHARACTERISTICS

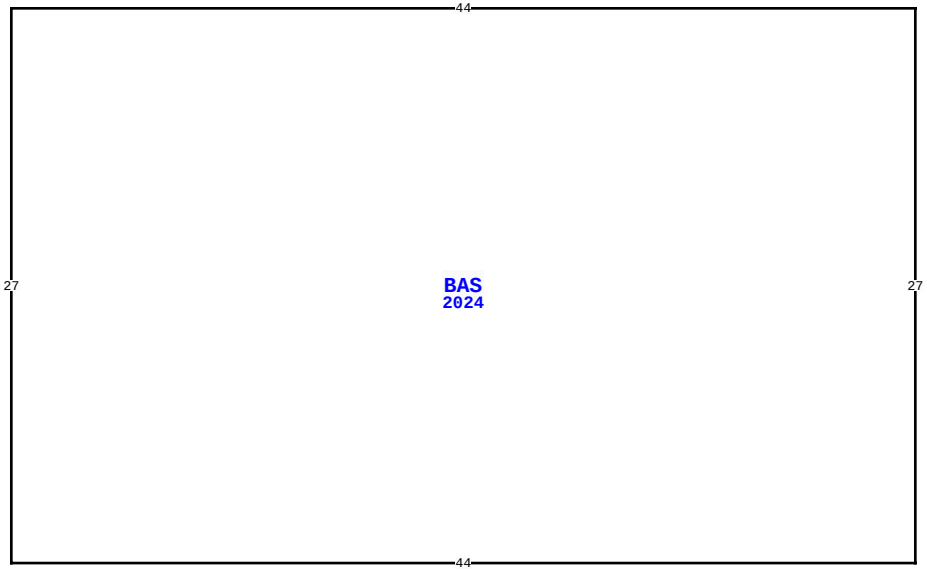
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		3 100
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	5000	IMPROVED AG
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	1,188	100	2024	1,188	126,297
TOTALS	1,188			1,188	126,297

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	1,188	113.0000	108.48	128,874	2024	2024	0	0	0	2.00	98.00

1 MANUF 2 100% - 2024 Heated Area: 1188 HX Base Yr 2024



158 SW WILDWOOD CT, 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	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000	
2	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100	2024	2023		100	3,000	
4	0020	BARN,FR	0	100	0	0	1.00	UT	8,600.00	8,600.00	100	2024	2023		100	8,600	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		126,297
TOTAL MARKET OB/XF VALUE		12,800
TOTAL LAND VALUE - MARKET		124,000
TOTAL MARKET VALUE		151,163
SOH/AGL Deduction		20,509
ASSESSED VALUE		130,654
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		74,243
TOTAL JUST VALUE		263,097
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		264,413

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048394	Mobile Home		10/11/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=19,13] E44 S27 W44 N27 $

.

LAND DESCRIPTION

TOTAL OB/XF 12,800

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	6200	A	PASTURE 3	0		00	0.00	0.00	9.02	AC		1.00	1.00	1.00	280.00	280.00	2,526							
2	5600	A	TIMBER 3	0		00	0.00	0.00	5.48	AC		1.00	1.00	1.00	281.00	281.00	1,540							
3	9910	M	MKT.VAL.AG	0		00	0.00	0.00	14.50	AC		1.00	1.00	1.00	8,000.00	8,000.00	116,000							
4	0200	C	MBL HM	100					1.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	8,000							

REVIEW DATE 12/04/2023 BY JB Total Acres: 15.50 Total Land Value: 12,066 Market: 116,000 Agricultural: 4,066 Common: 8,000 PRINTED 11/17/2026 BY SYS