

BEGIN 268.60 FT S OF N LINE OF N SW1/4 & INTERS W R/W DOUBLE RUN W 200 FT, S 190 FT, E 122 FT TO

MANSKE JEANNIE HALTIWANGER
428 NE DOUBLERUN RD
LAKE CITY, FL 32055

2026

20-3S-17-05333-000



ELEMENT		CD	CONSTRUCTION		
Exterior Wall	31	VINYL	SID	70	
Exterior Wall	32	HARDIE	BRD	30	
Roof Structure	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	90		
Interior Floor	08	SHT	VINYL	10	
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		1.5	100		
Stories	1.	1.	100		
Architectural Units	01	CONV	100	0 100	
Quality	05	05			
DOR CODE	0200	MOBILE HOME			
MAP NUM		MKT AREA		07	
NEIGHBORHOOD/LOC	20317.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,575	100		1,575	140,781
TOTALS	1,575			1,575	140,781

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MANUF	1	100%	- 2014	Heated Area: 1575			HX Base Yr 2014				

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			140,781
TOTAL MARKET OB/XF VALUE			11,279
TOTAL LAND VALUE - MARKET			13,722
TOTAL MARKET VALUE			165,782
SOH/AGL Deduction			77,989
ASSESSED VALUE			87,793
TOTAL EXEMPTION VALUE	HX HB DX		56,411
BASE TAXABLE VALUE			31,382
TOTAL JUST VALUE			165,782
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			169,134
SALE:1:1: WD REPLACING AD??			
XFOB:1:1: DELW MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
35810	M H	375	09/22/2017
35552	PUMP/UTPOL	50	07/13/2017

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1240/1473	8/27/2012	QC	U	I	11	100	
GRANTOR: B J WRIGHTSEL & ETAL							
GRANTEE: JEANNIE H MANSKE							
1157/1533	8/29/2008	QC	Q	I	01	100	
GRANTOR: JEANNE HALTIWANGER MA							
GRANTEE: B J WRIGHTSEL, W J							

EXTRA FEATURES																
L N	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	0120	CLFENCE 4	0	100	0	0		1.00	UT 0.00	100	1993	1993	3	100	800	
2	0296	SHED METAL	0	100	0	0		1.00	UT 0.00	100	2015	2015	3	100	800	
3	0031	BARN, MT AE	0	100	0	0		1.00	UT 600.00	50	2015	2015	3	50	300	
4	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100			3	100	7,000	
5	0261	PRCH, UOP	0	100	0	0		1.00	UT 0.00	100	2017	2017	3	100	300	
6	0261	PRCH, UOP	0	100	11	36		396.00	UT 7.00	75	2017	2017	3	75	2,079	

TOTAL OB/XF												
11,279												
428 NE DOUBLE RUN RD, LAKE CITY												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE												
LAND DATE												
AG DATE												

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W56 S6 W1 S7 E1 S15 E56 N28\$.												

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	15,246.00	SF		1.00	1.00	0.90	0.50	0.45	6,861							
2	0000	C	VAC RES	100		00	0.00	0.00	15,246.00	SF		1.00	1.00	0.90	0.50	0.45	6,861							