

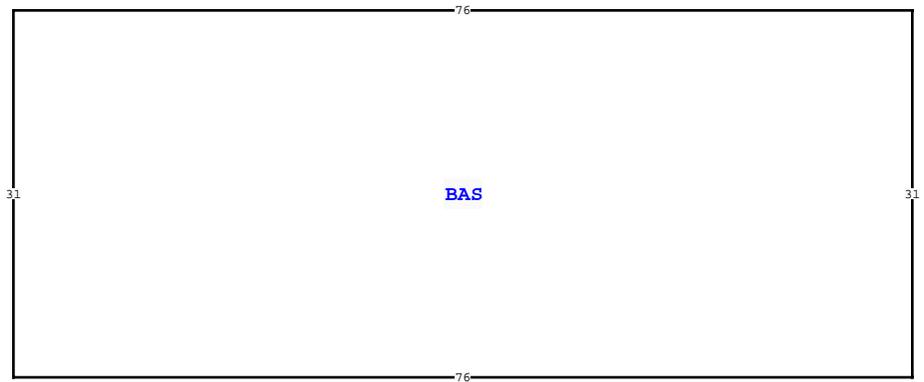
COMM AT INTERS OF S LINE OF C R  
SE1/4, RUN S 648.01 FT, W 562.32  
CONT W 385.86 FT TO E R/W OF VOS

RUTHERFORD DAVID A/RUTHERFORD SHANNON  
1729 NE VOSS RD  
LAKE CITY, FL 32055

**2026**

20-3S-17-05381-004  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	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		4	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	04
NEIGHBORHOOD/LOC	20317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,356	100	
TOTALS	2,356		141,683

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
1	MANUF	1	100% - 2006		257,605	2005	2005	0	0	45.00	55.00													
				Heated Area: 2356				HX Base Yr 2006																
																								
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>04/29/2025</td> <td>MLU</td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					04/29/2025	MLU
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COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE			141,683	
TOTAL MARKET OB/XF VALUE			8,800	
TOTAL LAND VALUE - MARKET			12,320	
TOTAL MARKET VALUE			162,803	
SOH/AGL Deduction			76,403	
ASSESSED VALUE			86,400	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			34,989	
TOTAL JUST VALUE			162,803	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			159,861	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043134	Roof Replacement	10,445	11/09/2021
22502	M H	447	11/16/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1001/0061	12/02/2003	WD	Q	V		8,000

GRANTOR: MCCALL  
GRANTEE: RUTHERFORD

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W76 S31 E76 N31\$.												

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	2004	2004	3	100	1,200	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2015	2015	3	100	600	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
TOTALS													8,800			

LAND DESCRIPTION													TOTAL OB/XF											
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			0.00	0.00	1.12	AC		1.00	1.00	1.00	11,000.00	11,000.00	12,320							