LOT 8 VILLA GRANADA S/D.

798-244, DC 1440-1867, WD 1440-1

CONTRERAS FAUSTINO ALTAMIRANO
649 NE DOUBLE RUN RD
LAKE CITY, FL 32055

2027

20-3S-17-05395-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	02	ROLL COMP 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	08	SHT VINYL 100
Interior Floo	00	N/A 0
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 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	03	03

DOR CODE 0200 MOBILE HOME

MAP NUM | MKT AREA 07

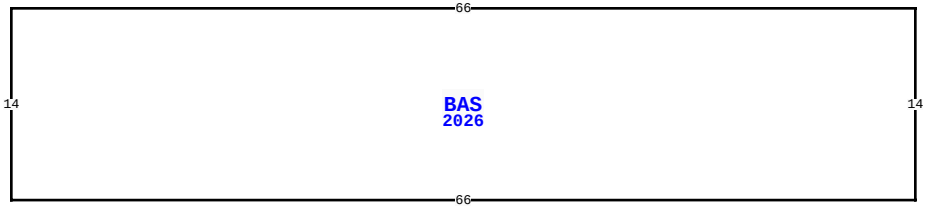
NEIGHBORHOOD/LOC 20317.060 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100	2026	924	17,563
TOTALS	924			924	17,563

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	924	79.2000	47.52	43,908	1985	1985	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2026 Heated Area: 924 HX Base Yr



699 NE DOUBLE RUN RD, LAKE CITY

BLD DATE		LGL DATE	
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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2026	2025		100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	17,563
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	5,390
TOTAL MARKET VALUE	29,953
SOH/AGL Deduction	0
ASSESSED VALUE	29,953
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	29,953
TOTAL JUST VALUE	29,953
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	29,953

SALE:1:1: LOT 8 VILLA GRANADA S/D

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052555	Mobile Home		10/08/2025
000051182	Right-of-Way Acce		10/21/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1440/1871	6/23/2021	WD	Q	V	01	5,000
GRANTOR: BARRS EDNA O						
GRANTEE: CONTRERAS FAUSTINO						
0798/0244	11/17/1994	WD	Q	I		2,800
GRANTOR: PGBURN CAULIE C						
GRANTEE: BARRS GLEN R & EDNA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2026;ORIG=16,9] E66 S14 W66 N14 $

.

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	21,560.00	SF		1.00	1.00	0.50	0.50	0.25	5,390							

REVIEW DATE 08/24/2015 BY DF Total Acres: 0.49 Total Land Value: 5,390 Market: 0 Agricultural: 0 Common: 5,390 PRINTED 11/17/2026 BY SYS