COMM 150 FT S OF NE COR LOT 10 F
106.5 FT TO SE COR LOT 9, W 196
FT, E 196.8 FT TO POB. (PART OF

STRICKLAND BRENT M
5233 NW FALLING CREEK RD
WHITE SPRINGS, FL 32096

2027

20-3S-17-05396-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Quality	03	03
DOR CODE	0200	MOBILE HOME

MAP NUM | MKT AREA 07

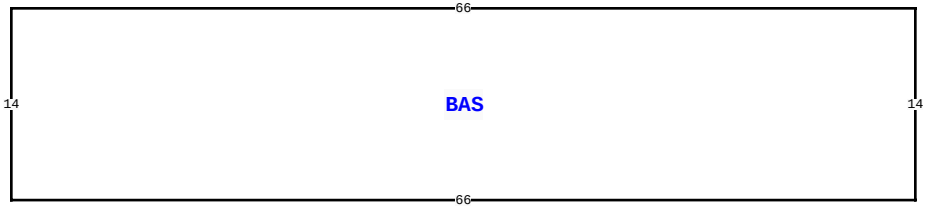
NEIGHBORHOOD/LOC 20317.060 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	12,914
TOTALS	924			924	12,914

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	924	58.2390	34.94	32,285	1987	1987	0	0	0	60.00	40.00

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



717 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	0294	SHED WOOD/	0	0	14	22	308.00	UT	1.75	1.75	100	0	0	3	100	539	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	
3	0263	PRCH,USP	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	
4	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2019	2019	3	100	1,200	
5	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	100	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	12,914
TOTAL MARKET OB/XF VALUE	2,239
TOTAL LAND VALUE - MARKET	10,360
TOTAL MARKET VALUE	25,513
SOH/AGL Deduction	0
ASSESSED VALUE	25,513
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	25,513
TOTAL JUST VALUE	25,513
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	25,513

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053168	Electrical Servic		05/20/2025
38167	M H	325	05/28/2019

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1532/2637	2/05/2025	WD	Q	I	01	26,000
GRANTOR: HALL DUSTIN						
GRANTEE: STRICKLAND BRENT M						
1368/0251	8/31/2018	WD	Q	I	01	10,000
GRANTOR: GLORIA N BRYANT & DAR						
GRANTEE: DUSTIN HALL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E66 N14$.

LAND DESCRIPTION

TOTAL OB/XF 2,239

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	20,720.00	SF		1.00	1.00	1.00	0.50	0.50	10,360							

REVIEW DATE 07/17/2025 BY TP Total Acres: 0.48 Total Land Value: 10,360 Market: 0 Agricultural: 0 Common: 10,360 PRINTED 11/17/2026 BY SYS