BEG NE COR OF SE1/4 OF SE1/4 OF
659.58 FT, S 236.79 FT, E 200.01
FT, E 459.28 FT TO E LINE OF SEC

NODES PATRICIA LYNN/NODES MARK S
904 SW PAUL PEARCE LN
LAKE CITY, FL 32024

2027

20-5S-17-09298-000

BUILDING CHARACTERISTICS

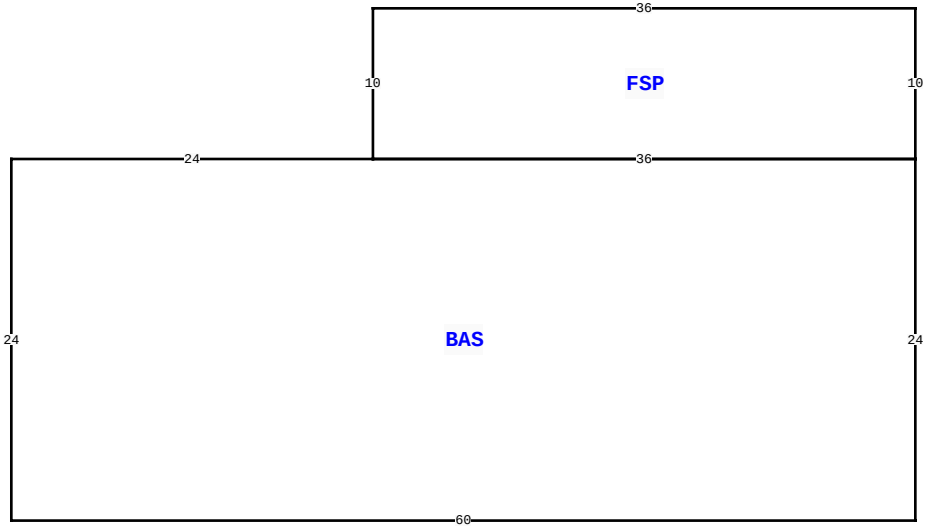
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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 02
NEIGHBORHOOD/LOC	20517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,440	100		1,440	39,018
FSP	360	40		144	3,902
TOTALS	1,800			1,584	42,920

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,584	112.9000	67.74	107,300	1981	1981	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 1440 HX Base Yr



904 SW PAUL PEARCE LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		42,920
TOTAL MARKET OB/XF VALUE		32,200
TOTAL LAND VALUE - MARKET		52,780
TOTAL MARKET VALUE		127,900
SOH/AGL Deduction		79,298
ASSESSED VALUE		48,602
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		23,602
TOTAL JUST VALUE		127,900
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		127,900

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40192	STORAGE	0	07/22/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1507/2293	2/09/2024	LE	U	I	14	100
GRANTOR: NODES PATRICIA LYNN						
GRANTEE: NODES PATRICIA LYNN						
1492/2131	4/11/2023	LE	U	I	14	100
GRANTOR: NODES PATRICIA LYNN						
GRANTEE: NODES PATRICIA LYNN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S24 E60 N24 FSP= N10 W36 S10 E36$ W36$.

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	0210	GARAGE U	0	100	26	30	1.00	UT	0.00	0.00	100	0	0	3	100	3,000	
2	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,000	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	800	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	200	
7	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	
8	0060	CARPORT F	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2021	2020		100	3,500	
9	0081	DECKING WI	0	100	0	0	1.00	UT	500.00	500.00	100	2021	2020		100	500	
10	0030	BARN,MT	0	100	25	60	1,500.00	UT	9.00	9.00	100	2021	2020		100	13,500	

TOTAL OB/XF 30,100

LAND DESCRIPTION

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	0102	C	SFR/MH	100		A-1	0.00	0.00	4.06	AC		1.00	1.00	1.00	13,000.00	13,000.00	52,780							

REVIEW DATE 10/06/2020 BY BC Total Acres: 4.06 Total Land Value: 52,780 Market: 0 Agricultural: 0 Common: 52,780 PRINTED 11/17/2026 BY SYS

BEG NE COR OF SE1/4 OF SE1/4 OF
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LAKE CITY, FL 32024

2027

20-5S-17-09298-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	20517.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	05/06/2026 MLU
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COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 — 3

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BUILDING NOTES

BUILDING DIMENSIONS

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
11	0251	LEAN TO W/	0	100	12	50	600.00	UT	3.50	3.50	100	2021	2020		100	2,100	

LAND DESCRIPTION

TOTAL OB/XF 2,100

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

REVIEW DATE 10/06/2020 BY BC Total Acres: 4.06 Total Land Value: 52,780 Market: 0 Agricultural: 0 Common: 52,780 PRINTED 11/17/2026 BY SYS