W1/2 OF THE FOLLOWING: COMM NE C
NE1/4 OF NW1/4, RUN S 512.49 FT
792.09 FT TO N R/W PEARCE RD, RU

SINGH CLIVE EVERLAD HUGH/SINGH PAULETTE E
311 SW PAUL PEARCE LN
LAKE CITY, FL 32024

2027

20-5S-17-09301-004

BUILDING CHARACTERISTICS

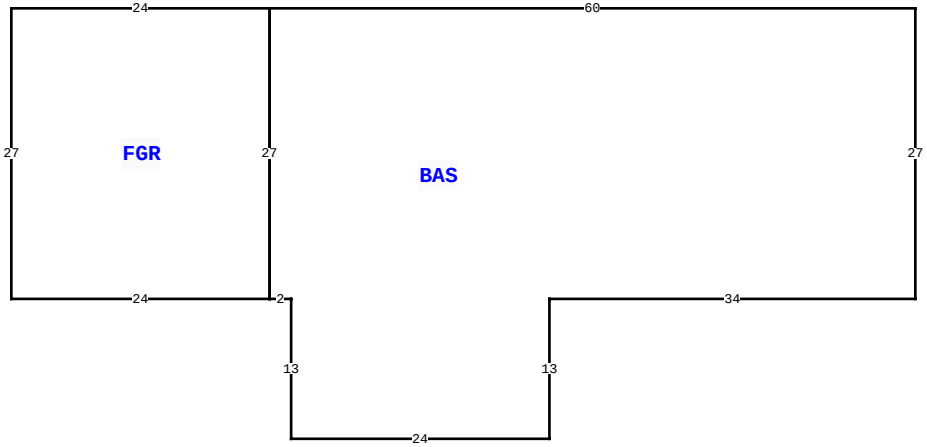
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	04	04 100
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	1,932	100		1,932	176,680
FGR	648	55		356	32,556
TOTALS	2,580			2,288	209,236

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,288	132.8800	123.58	282,751	1998	2013	0	0	0	26.00	74.00

1 MANUF 1 100% - 2022 Heated Area: 1932 HX Base Yr 2022



311 SW PAUL PEARCE LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,000	
3	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	
4	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
5	0262	PRCH,FOP	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2022	2021		100	1,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		209,236
TOTAL MARKET OB/XF VALUE		6,800
TOTAL LAND VALUE - MARKET		78,000
TOTAL MARKET VALUE		294,036
SOH/AGL Deduction		57,911
ASSESSED VALUE		236,125
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		184,714
TOTAL JUST VALUE		294,036
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		296,288

SALE:1:1: 13 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046468	Remodel	28,976	02/07/2023
13978	M H	125	05/06/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1453/1269	11/24/2021	WD	Q	I	01	290,000
GRANTOR: LOPEZ ALEJANDRO						
GRANTEE: SINGH CLIVE EVERLAD						
1229/1635	2/08/2012	WD	Q	I	01	90,000
GRANTOR: HELEN W PIKE						
GRANTEE: DAILYS M & ALEJANDR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 FGR= W24 S27 E24 N27$ S27 E2 S13 E24 N13E34 N27$.

LAND DESCRIPTION

TOTAL OB/XF 6,800

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	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	12,000							
2	0200	C	MBL HM	100		A-1	0.00	0.00	5.50	AC		1.00	1.00	1.00	12,000.00	12,000.00	66,000							

REVIEW DATE 02/15/2023 BY TW Total Acres: 6.50 Total Land Value: 78,000 Market: 0 Agricultural: 0 Common: 78,000 PRINTED 11/17/2026 BY SYS