

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

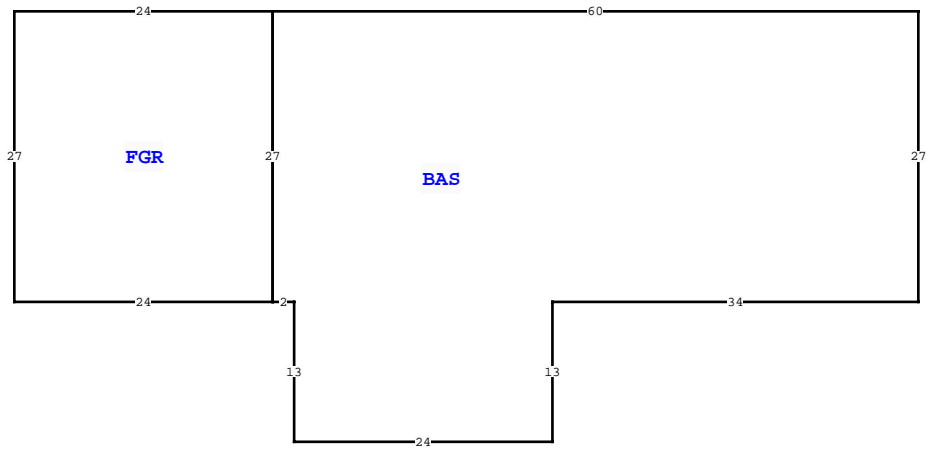
SINGH CLIVE EVERLAD HUGH/SINGH PAULETTE E
311 SW PAUL PEARCE LN
LAKE CITY, FL 32024

2026

20-5S-17-09301-004

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	08	IRREGULAR	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	90
Interior Floor	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
Architctual	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			02
NEIGHBORHOOD/LOC	20517.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,932	100	
FGR	648	55	
TOTALS	2,580		

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	124.91	285,794	1998	2013	0	0	26.00	74.00
1 MANUF 1 100% - 2022 Heated Area: 1932 HX Base Yr 2022											



EXTRA FEATURES		TOTALS	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0190	FPLC PF	1,200.00
2	0296	SHED METAL	0.00
3	0261	PRCH, UOP	0.00
4	9947	Septic	3,000.00
5	0262	PRCH,FOP	1,000.00
TOTALS			6,800

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

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	DPHT 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							

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						
1229/1635	2/08/2012	WD	Q	I	01	90,000
GRANTOR: HELEN W PIKE						
GRANTEE: DAILYS M & ALEJANDR						

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE	211,488			
TOTAL MARKET OB/XF VALUE	6,800			
TOTAL LAND VALUE - MARKET	78,000			
TOTAL MARKET VALUE	296,288			
SOH/AGL Deduction	67,040			
ASSESSED VALUE	229,248			
TOTAL EXEMPTION VALUE	51,411		HX HB	
BASE TAXABLE VALUE	177,837			
TOTAL JUST VALUE	296,288			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	289,003			
SALE:1:1: 13 AC				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
000046468	Remodel	28,976	02/07/2023	
13978	M H	125	05/06/1998	

BUILDING NOTES						
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BUILDING DIMENSIONS						
BAS= W60 FGR= W24 S27 E24 N27\$ S27 E2 S13 E24 N13E34 N27\$.						