

COMM SE COR OF S1/2 OF NE1/4 OF
 RUN W 318.69 FT FOR POB, CONT W
 177.12 FT, E 288.28 FT, S 154.58

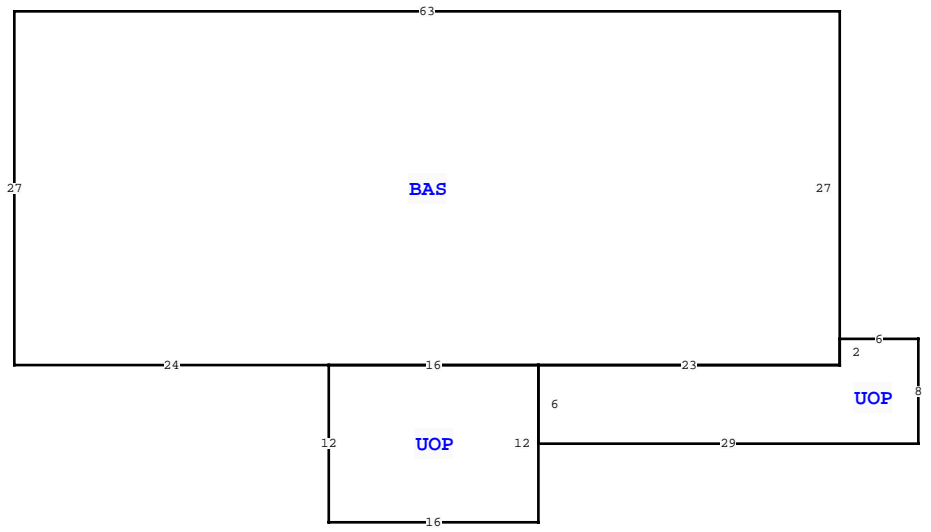
KENNEDY SHANE J/KENNEDY KIMBERLY D
 809 NW ASH DR
 LAKE CITY, FL 32055

2026

21-3S-16-02215-036


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	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	01
NEIGHBORHOOD/LOC	21316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,701	100	
UOP	186	25	
UOP	192	25	
TOTALS	2,079		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MOBILE HME	100%	- 1996	70.74	126,978	1998	1998	0	0	60.00	40.00
			Heated Area: 1701			HX Base Yr 1996					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			50,791
TOTAL MARKET OB/XF VALUE			14,050
TOTAL LAND VALUE - MARKET			19,620
TOTAL MARKET VALUE			84,461
SOH/AGL Deduction			22,815
ASSESSED VALUE			61,646
TOTAL EXEMPTION VALUE	HX HB	36,646	
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			84,461
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			81,191
BLDG:2:1: MERI MH			
BLDG:1:1: MADRIS MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053639	Roof Replacement	14,428	07/22/2025
12692	M H	125	06/23/1997
10598	M H	125	12/29/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1569/1047	5/22/2026	LE U		I	14	100
GRANTOR: KENNEDY SHANE J						
GRANTEE: KENNEDY SHANE J (EN						
1569/1044	5/22/2026	WD U		I	11	100
GRANTOR: KENNEDY SHANE JOSEPH						
GRANTEE: KENNEDY SHANE J						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	1997
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2008
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100	
4	0060	CARPORT F	0	100	30	18	540.00	UT	2.50	100	2008
5	0060	CARPORT F	0	100	18	20	360.00	UT	5.00	100	2008
6	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2014
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2018
8	0169	FENCE/WOOD	0	100	0	0	1.00	UT	800.00	100	2023

TOTAL OB/XF											
											14,050
809 NW ASH DR, LAKE CITY											
BLD DATE		LGL DATE		04/16/2026		MLU					
XF DATE		LAND DATE									
INC DATE		AG DATE									

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W63 S27 E24 UOP= S12 E16 N12 W16\$ E16 UOP= S6 E29 N8 W6 S2 W23\$ E23 N27\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0102	C	SFR/MH	100		A-1	0.00	0.00	1.09	AC	1.00