

BEG NW COR OF S1/2 OF NW1/4 OF S  
333.44 FT, E 262.40 FT, N 333.91  
TO POB.

DUREN SAVANNAH/DUREN WILLIAM  
1112 NW ASH DR  
LAKE CITY, FL 32055

2026

21-3S-16-02215-040



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	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	1,740	100	2023
TOTALS	1,740		1,740
			187,599

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	2	100% - 2023		197,473	2022	2022	0	0	5.00	95.00	
				Heated Area: 1740				HX Base Yr 2023				
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> <div style="position: absolute; top: 0; left: 0; right: 0; text-align: center;">58</div> <div style="position: absolute; bottom: 0; left: 0; right: 0; text-align: center;">58</div> <div style="position: absolute; left: 0; top: 50%; transform: translateY(-50%); text-align: center;">30</div> <div style="position: absolute; right: 0; top: 50%; transform: translateY(-50%); text-align: center;">30</div> <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%); color: blue;"> <p>BAS 2023</p> </div> </div>												
				TOTALS	1,740		1,740				187,599	

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			187,599
TOTAL MARKET OB/XF VALUE			7,000
TOTAL LAND VALUE - MARKET			32,160
TOTAL MARKET VALUE			226,759
SOH/AGL Deduction			19,188
ASSESSED VALUE			207,571
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			156,160
TOTAL JUST VALUE			226,759
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			232,648

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044808	Mobile Home		06/27/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1468/810	6/01/2022	QC	U	V	11	100
GRANTOR: HOFFMAN ARTHUR E III						
GRANTEE: DUREN SAVANNAH						
1467/1508	5/25/2022	QC	U	V	11	100
GRANTOR: HOFFMAN ARTHUR E III						
GRANTEE: DUREN SAVANNAH						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/20/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2023;ORIG=15,11] E58 S30 W58 N30 \$	

EXTRA FEATURES																
L N	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	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100	2023	2022	100	7,000	

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	DPH 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	2.01	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,160							