E1/2 OF W1/2 OF SE1/4 OF SE1/4 A
RR. (AKA LOT 12 BLOCK A RANCHETT

FONSECA ALEIDA DIAZ
225 NW SATURN LN
LAKE CITY, FL 32055

2027

21-3S-16-02229-000

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	05	DRYWALL 100
Interior Floo	14	CARPET 100
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	01	01 100
Kitchen Adjus	01	01 100
Quality	07	07

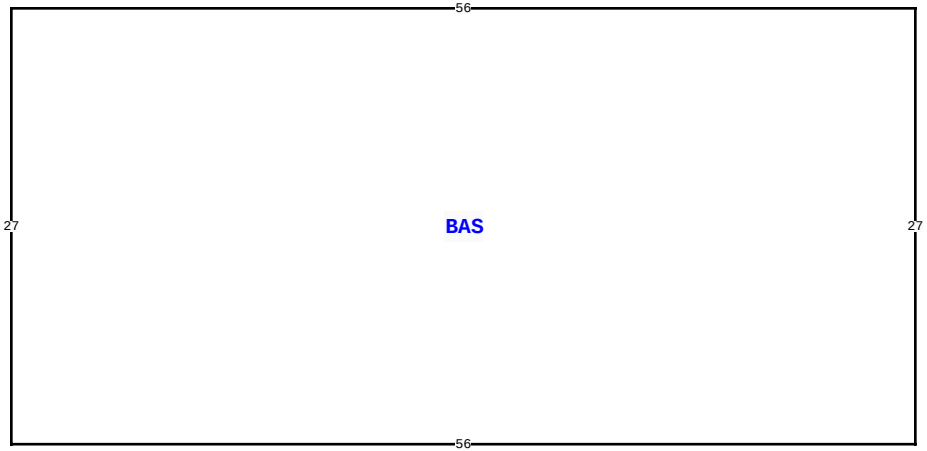
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 01
NEIGHBORHOOD/LOC 21316.050 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	84,640
TOTALS	1,512			1,512	84,640

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,512	109.4400	101.78	153,891	1997	1997	0	0	0	45.00	55.00

2 MANUF 1 100% - 2021 Heated Area: 1512 HX Base Yr 2021



225 NW SATURN LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		84,640
TOTAL MARKET OB/XF VALUE		22,150
TOTAL LAND VALUE - MARKET		48,400
TOTAL MARKET VALUE		155,190
SOH/AGL Deduction		43,309
ASSESSED VALUE		111,881
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		60,470
TOTAL JUST VALUE		155,190
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		156,096

BLDG:1:1: SEE NOTE SCREEN

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25896	M H	364	06/07/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1577/2553	9/22/2026	QC	U	I	11	100
GRANTOR: TEJEDA IDAEL						
GRANTEE: FONSECA ALEIDA DIAZ						
1421/0441	8/10/2020	WD	U	I	11	100
GRANTOR: ALEIDA DIAZ FONSECA &						
GRANTEE: IDAEL TEJEDA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S27 E56 N27$.

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	0030	BARN,MT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	8,000	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
3	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1997	1997	3	100	1,200	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	
6	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
7	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,600	
8	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	
9	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
10	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 22,100

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
1	0200	C	MBL HM	100		A-1	0.00	0.00	3.40	AC		1.00	1.00	1.00	11,000.00	11,000.00	37,400							
2	0000	C	VAC RES	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							

REVIEW DATE 02/08/2023 BY KS Total Acres: 4.40 Total Land Value: 48,400 Market: 0 Agricultural: 0 Common: 48,400 PRINTED 11/17/2026 BY SYS

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COLUMBIA COUNTY PROPERTY

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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	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 50

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 02/08/2023 BY KS Total Acres: 4.40 Total Land Value: 48,400 Market: 0 Agricultural: 0 Common: 48,400 PRINTED 11/17/2026 BY SYS