

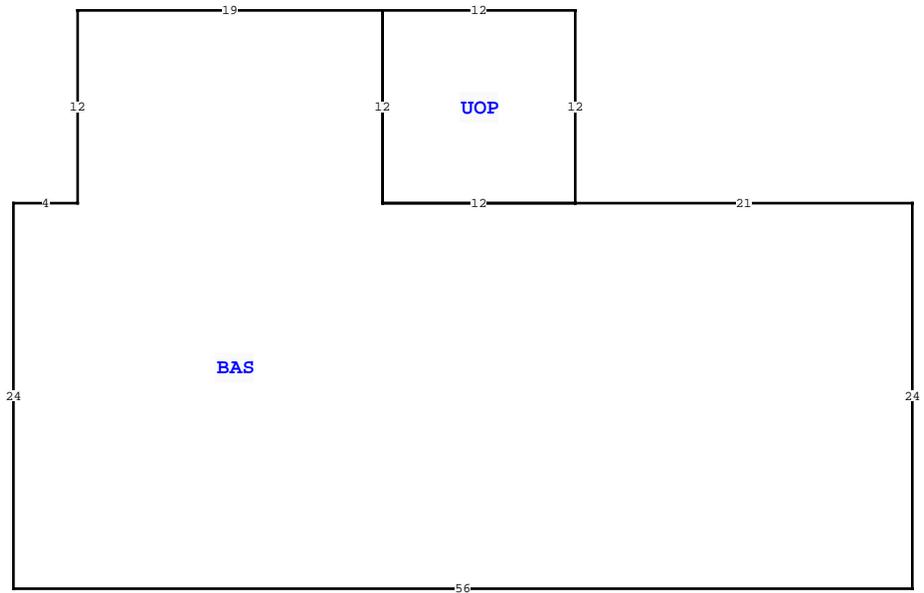
LOT 27 PINE RIDGE S/D.  
706-114, 765-1444, WD 1071-1849,

JOHNSON ERIC G/JOHNSON JANEL M  
266 NW LAMAR PL  
LAKE CITY, FL 32055

**2026**

21-3S-16-02240-027  


| BUILDING CHARACTERISTICS |                  | CONSTRUCTION |              |
|--------------------------|------------------|--------------|--------------|
| ELEMENT                  | CD               |              |              |
| Exterior Wall            | 31               | VINYL SID    | 100          |
| Roof Structur            | 03               | GABLE/HIP    | 100          |
| Roof Cover               | 12               | MODULAR MT   | 100          |
| Interior Wall            | 04               | PLYWOOD      | 100          |
| Interior Floor           | 13               | LAM/VNLPLK   | 60           |
| Interior Floor           | 14               | CARPET       | 40           |
| 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            | 03               | 03           | 100          |
| Kitchen Adjus            | 01               | 01           | 100          |
| Quality                  | 05               | 05           |              |
| DOR CODE                 | 0200             | MOBILE HOME  |              |
| MAP NUM                  |                  | MKT AREA     | 01           |
| NEIGHBORHOOD/LOC         | 21316.030        | 1.00/        |              |
| AREA TYPE                | TOTAL GROSS AREA | PCT OF BASE  | YEAR         |
| BAS                      | 1,572            | 100          |              |
| UOP                      | 144              | 25           |              |
| TOTALS                   | 1,716            |              | 1,608 96,099 |

| MARKET ADJUSTMENTS  |         |           |             |                |                |                 |     |      |      |      |        |          |         |          |          |           |         |  |  |  |  |            |     |
|---|---------|-----------|-------------|----------------|----------------|-----------------|-----|------|------|------|--------|----------|---------|----------|----------|-----------|---------|--|--|--|--|------------|-----|
| TYPE  | MDL     | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB             | EYB | ECON | FNCT | NORM | % COND |          |         |          |          |           |         |  |  |  |  |            |     |
| 1   | MANUF   | 1         | 100%        | - 2025         |                |                 |     |      |      |      |        |          |         |          |          |           |         |  |  |  |  |            |     |
| Heated Area: 1572   |         |           |             |                |                | HX Base Yr 2025 |     |      |      |      |        |          |         |          |          |           |         |  |  |  |  |            |     |
|   |         |           |             |                |                |                 |     |      |      |      |        |          |         |          |          |           |         |  |  |  |  |            |     |
| <table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>04/08/2025</td> <td>MLU</td> </tr> </tbody> </table> |         |           |             |                |                |                 |     |      |      |      |        | BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE | AG DATE |  |  |  |  | 04/08/2025 | MLU |
| BLD DATE  | XF DATE | INC DATE  | LGL DATE    | LAND DATE      | AG DATE        |                 |     |      |      |      |        |          |         |          |          |           |         |  |  |  |  |            |     |
|   |         |           |             | 04/08/2025     | MLU            |                 |     |      |      |      |        |          |         |          |          |           |         |  |  |  |  |            |     |

| COLUMBIA COUNTY PROPERTY  |       | PAGE 1 of 1 | 2        |
|---------------------------|-------|-------------|----------|
| VALUATION SUMMARY         |       |             |          |
| VALUATION BY              |       |             | STANDARD |
| Tax Group: 2              |       | Tax Dist:   |          |
| BUILDING MARKET VALUE     |       |             | 96,099   |
| TOTAL MARKET OB/XF VALUE  |       |             | 49,700   |
| TOTAL LAND VALUE - MARKET |       |             | 26,000   |
| TOTAL MARKET VALUE        |       |             | 171,799  |
| SOH/AGL Deduction         |       |             | 0        |
| ASSESSED VALUE            |       |             | 171,799  |
| TOTAL EXEMPTION VALUE     | HX HB |             | 51,411   |
| BASE TAXABLE VALUE        |       |             | 120,388  |
| TOTAL JUST VALUE          |       |             | 171,799  |
| NCON VALUE                |       |             | 45,000   |
| INCOME VALUE              |       |             |          |
| PREVIOUS YEAR MKT VALUE   |       |             | 126,799  |

| PERMIT NUM | DESCRIPTION        | AMT    | ISSUED     |
|------------|--------------------|--------|------------|
| 000052589  | Storage Building   | 70,000 | 03/14/2025 |
| 000051614  | Right-of-Way Acce  |        | 11/25/2024 |
| 000049755  | Solar Power System | 49,972 | 05/08/2024 |
| 24197      | M H                | 275    | 03/07/2006 |

| SALES DATA                |            |           |       |       |        |            |
|---------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number         | DATE       | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1502/465                  | 11/02/2023 | WD        | Q     | I     | 01     | 142,000    |
| GRANTOR: BURNHAM JOHN     |            |           |       |       |        |            |
| GRANTEE: JOHNSON ERIC G   |            |           |       |       |        |            |
| 1449/2561                 | 10/13/2021 | WD        | U     | I     | 30     | 42,900     |
| GRANTOR: BURNHAM MARSHA M |            |           |       |       |        |            |
| GRANTEE: BURNHAM JOHN     |            |           |       |       |        |            |

| EXTRA FEATURES |            | 266 NW LAMAR PL, LAKE CITY |  |
|----------------|------------|----------------------------|--|
| 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              | 0166       | CONC, PAVMT                | 0 100 0 0 1.00 UT 0.00 0.00 100 2001 2001 3 100 200  |
| 2              | 0294       | SHED WOOD/                 | 0 100 0 0 1.00 UT 0.00 0.00 100 2001 2001 3 100 300  |
| 3              | 9947       | Septic                     | 0 100 0 0 1.00 UT 3,000.00 3,000.00 100 2001 2001 3 100 3,000  |
| 4              | 0190       | FPLC PF                    | 0 100 0 0 1.00 UT 1,200.00 1,200.00 100 2008 2008 3 100 1,200  |
| 5              | 0210       | GARAGE U                   | 0 100 0 0 1.00 UT 45,000.00 45,000.00 100 2026 2025 100 45,000   |

| BUILDING NOTES  |  |  |  |  |  |  |  |  |  |  |  |
|---|--|--|--|--|--|--|--|--|--|--|--|
| BUILDING DIMENSIONS   |  |  |  |  |  |  |  |  |  |  |  |
| BAS= W21 UOP= N12 W12 S12 E12\$ W12 N12 W19 S12 W4 S24 E56 N24\$. |  |  |  |  |  |  |  |  |  |  |  |

| 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 |     | RSF/ME   | 20.00 | 245.00 | 1.00        | LT        |     | 1.00        | 1.00   | 1.00    | 26,000.00  | 26,000.00      | 26,000     |                             |      |         |      |     |    |        |