

COMM NW COR OF SW1/4, RUN E 708.
SW R/W OF US-441, RUN S 33 DG E
S 5 DG W 36.24 FT, S 56 DG W 107

FRISINA KERRY ANN
171 SW SPARTAN LN
LAKE CITY, FL 32025

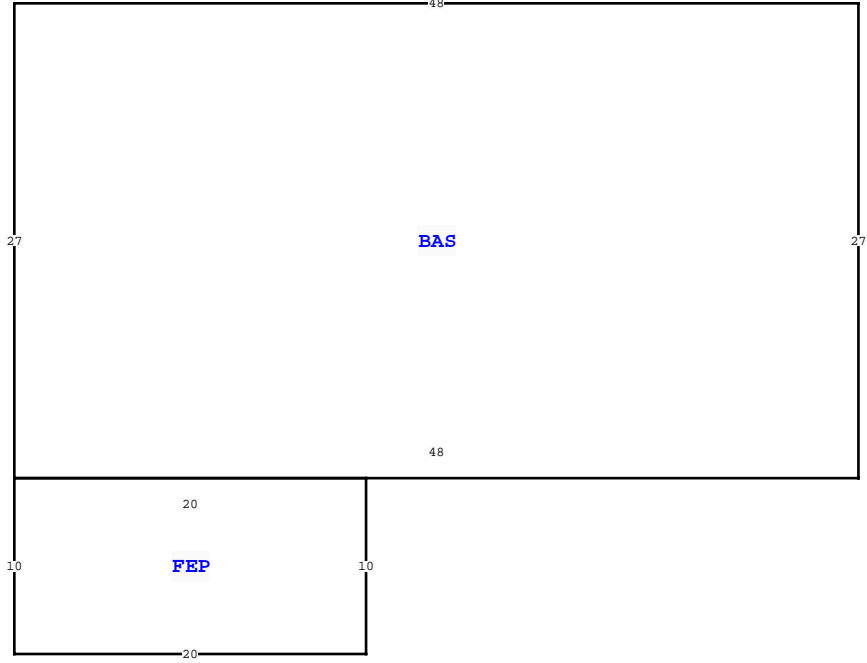
2026

21-4S-17-08646-002



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		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	21417.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,296	100	
FEP	200	85	
TOTALS	1,496		80,420

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%	-	2007						
Heated Area: 1296						HX Base Yr 2007					



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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			80,420
TOTAL MARKET OB/XF VALUE			12,100
TOTAL LAND VALUE - MARKET			9,540
TOTAL MARKET VALUE			102,060
SOH/AGL Deduction			43,448
ASSESSED VALUE			58,612
TOTAL EXEMPTION VALUE	HX HB		33,612
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			102,060
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			100,470

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051162	Electrical Servic	0	11/14/2024
000041901	Storage Building	10,000	05/13/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1081/1709	4/24/2006	WD	Q	I		60,500

GRANTOR: MARCY LYN FRISINA
GRANTEE: KERRY ANN FRISINA

1004/2132	1/16/2004	QC	Q	V	06	100
GRANTOR: KAY G FRISINA GRANTEE: MARCY LYN FRISINA						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/08/2026	MLU

BUILDING NOTES	
BAS= W48 S27 FEP= S10 E20 N10 W20\$ E48 N27\$.	

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	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	
2	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
5	0060	CARPORT F	0	100	0	0	1.00	UT	4,200.00	4,200.00	100	2022	2021		100	4,200	

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	0.53	AC		1.00	1.00	1.00	18,000.00	18,000.00	9,540							