

COMM NW COR OF NE1/4, RUN S  
662.42 FT FOR POB, CONT S  
281.48 FT TO NE R/W I-75, SE

WILLIAMSON RONNIE/WILLIAMSON JENNY T  
308 SW MARGARITA GLN  
LAKE CITY, FL 32025

**2026**

21-5S-17-09308-004  
VALUATION SUMMARY

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
31	VINYL SID 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
14	CARPET 90				
08	SHT VINYL 10				
03	CENTRAL 100				
04	AIR DUCTED 100				
	Bedrooms	3	100		
	Bathrooms	2	100		
1.	Stories	1.	100		
01	Architectural	01	CONV 100		
	Units	0	100		
03	Condition Adj	03	100		
01	Kitchen Adjus	01	100		
05	Quality	05	05		
0200	DOR CODE	MOBILE HOME			
	MAP NUM		MKT AREA 02		
21517.00	NEIGHBORHOOD/LOC	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	432	100		432	25,440
BAS	1,216	100		1,216	71,608
TOTALS	1,648			1,648	97,048

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	100%	2003		Heated Area: 1648					HX Base Yr 2003	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		97,048	
TOTAL MARKET OB/XF VALUE		7,400	
TOTAL LAND VALUE - MARKET		58,383	
TOTAL MARKET VALUE		162,831	
SOH/AGL Deduction		87,851	
ASSESSED VALUE		74,980	
TOTAL EXEMPTION VALUE		HX HB 49,980	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		162,831	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		149,358	
PRMT:1:1: ZACHARY KING LOT 4			
SALE:1:1: 10.47 AC (SALE IS LOW FOR AREA)			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
15170	M H	125	03/05/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1091/1424	7/28/2006	WD	Q	I	04	100
GRANTOR: C BURKI						
GRANTEE: WILLIAMSON'S						
0904/0671	3/06/1999	AG	Q	V	01	19,900
GRANTOR: C BURKI						
GRANTEE: WILLIAMSON'S (SOLD)						

EXTRA FEATURES		BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE					
L	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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

TOTAL OB/XF												
308 SW MARGARITA GLN, LAKE CITY												
05/06/2026 MLU												
TOTALS												7,400

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W31 BAS= N12 W36 S12 E36\$ W45 S16 E76 N16\$.											

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	4.99	AC		1.00	1.00	0.90	13,000.00	11,700.00	58,383							