COMM NW COR OF NE1/4, RUN S 662. FT FOR POB, CONT E 320.73 FT, S 314.41 FT, N 751.74 FT TO POB. (

FALOTICO ROCCO/FALOTICO KIMBERLY
242 SW MARGARITA GLN
LAKE CITY, FL 32024

2026

21-5S-17-09308-054

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	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
Architectual	01	CONV 100
Units		0 100
Quality	05	05

DOR CODE 0200 MOBILE HOME

MAP NUM | MKT AREA 02

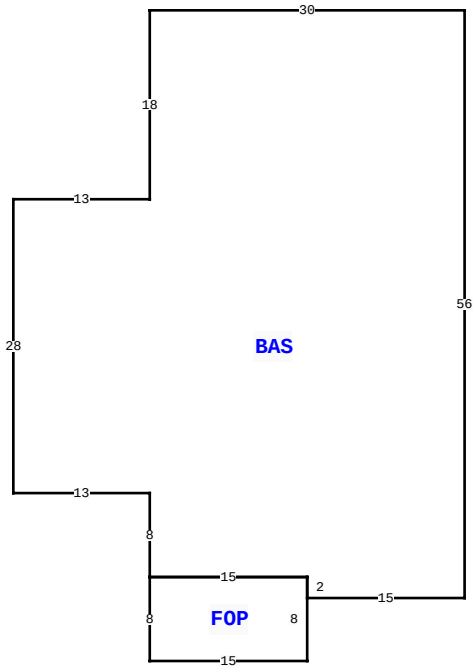
NEIGHBORHOOD/LOC 21517.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,014	100		2,014	195,288
FOP	120	35		42	4,073
TOTALS	2,134			2,056	199,361

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,056	115.9000	108.95	224,001	2020	2019	0	0	0	11.00	89.00

2 MANUF 1 100% - 2020 Heated Area: 2014 HX Base Yr 2020



242 SW MARGARITA GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

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	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		199,361
TOTAL MARKET OB/XF VALUE		7,000
TOTAL LAND VALUE - MARKET		71,240
TOTAL MARKET VALUE		277,601
SOH/AGL Deduction		119,306
ASSESSED VALUE		158,295
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		106,884
TOTAL JUST VALUE		277,601
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		265,641

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047486	Roof Replacement	8,200	06/16/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1463/1957	4/01/2022	QC	U	I	11	100
GRANTOR: SHARPE CHRISTOPHER D						
GRANTEE: FALOTICO ROCCO A						
1377/1325	4/27/2018	AG	U	V	21	48,000
GRANTOR: CHRISTOPHER D SHARPE						
GRANTEE: ROCOO & KIMBERLY FA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 S18 W13 S28 E13 S8 FOP= S8 E15 N8 W15$ E15 S2 E15 N56$.

LAND DESCRIPTION

TOTAL OB/XF 7,000

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			0.00	0.00	5.48	AC		1.00	1.00	1.00	13,000.00	13,000.00	71,240							

REVIEW DATE 09/22/2023 BY jerry Total Acres: 5.48 Total Land Value: 71,240 Market: 0 Agricultural: 0 Common: 71,240 PRINTED 07/03/2026 BY SYS