

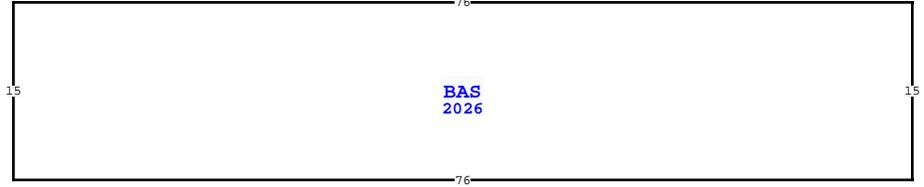
BEG SW COR OF NW1/4 OF SW1/4,
E 3337.46 FT TO W R/W OF
I-75, N 19 DEG W ALONG R/W

ROBBINS JON MICHAEL/ROBBINS TAMARA AVILES
11950 CAMDEN RD
JACKSONVILLE, FL 32218

2026

21-5S-17-09310-005


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	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	02
NEIGHBORHOOD/LOC	21517.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,140	100	2026
TOTALS	1,140		1,140
			131,383

MARKET ADJUSTMENTS																									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND														
1	MANUF	3	0%	- 2026	Heated Area: 1140		HX Base Yr																		
																									
<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>05/07/2026</td> <td></td> <td>MLU</td> </tr> </tbody> </table>														BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				05/07/2026		MLU
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE																				
			05/07/2026		MLU																				
1030 SW PAUL PEARCE LN, LAKE CITY																									

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	131,383			
TOTAL MARKET OB/XF VALUE	7,000			
TOTAL LAND VALUE - MARKET	731,250			
TOTAL MARKET VALUE	869,633			
SOH/AGL Deduction	288,144			
ASSESSED VALUE	581,489			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	581,489			
TOTAL JUST VALUE	869,633			
NCON VALUE	131,383			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	665,125			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053023	Mobile Home		05/06/2025
000052754	Right-of-Way Acce		03/28/2025
000049627	Storage Building	7,000	04/16/2024
000049505	RV - Recreational		03/26/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1412/1744	6/01/2020	WD	Q	V	01	449,500

GRANTOR: ROBERT P & DEBORAH AN
GRANTEE: JON MICHAEL & TAMAR

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=2026;ORIG=22,10] E76 S15 W76 N15 \$													

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	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100	2025	2024		100	7,000	

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	0					146.25	AC		1.00	1.00	1.00	5,000.00	5,000.00	731,250							