

LOT 18 LOBLOLLY ADDITION S/D.  
853-2501, CT 1309-408, WD 1326-2

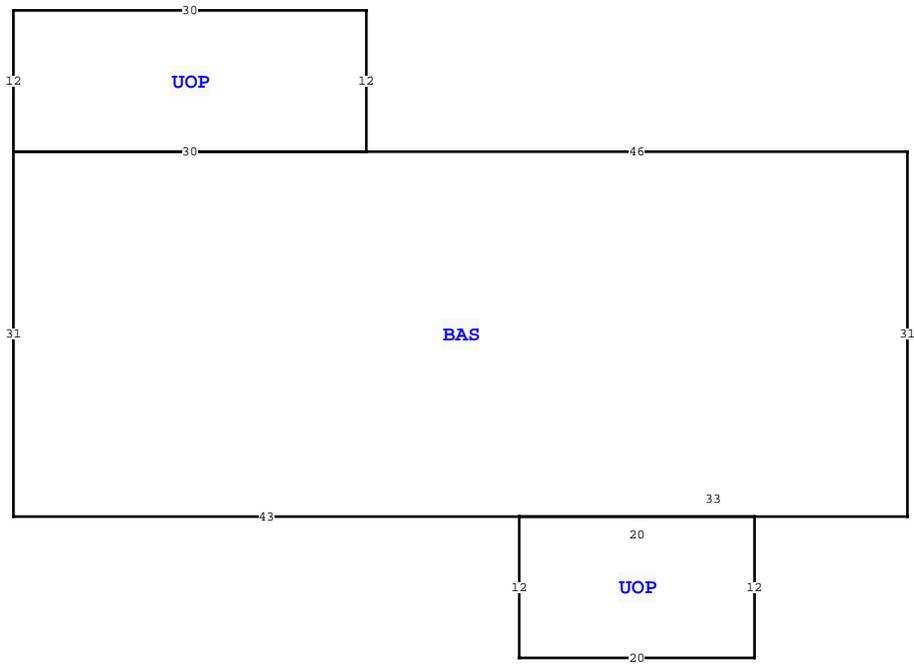
LAWSON E BRUCE AS TRUSTEE  
P O BOX 1450  
LIVE OAK, FL 32064

**2026**

22-4S-16-03086-218  
COLUMBIA COUNTY PROPERTY

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	CONV 100				
	Units	0	100		
03	03 100				
01	01 100				
05	05				
0200	MOBILE HOME				
	MAP NUM		06		
	NEIGHBORHOOD/LOC	22416.010	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,356	100		2,356	141,683
UOP	240	25		60	3,608
UOP	360	25		90	5,413
TOTALS	2,956			2,506	150,703

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	2,506	113.9000	109.34	274,006	2006	2006	0	0	45.00	55.00	
2 MANUF 1 0% - 0 Heated Area: 2356 HX Base Yr												



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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			150,703
TOTAL MARKET OB/XF VALUE			8,500
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			177,703
SOH/AGL Deduction			2,690
ASSESSED VALUE			175,013
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			175,013
TOTAL JUST VALUE			177,703
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			174,574

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24271	M H	275	03/20/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1377/1691	12/14/2018	WD	U	I	11	100
GRANTOR: E BRUCE LAWSON						
GRANTEE: E BRUCE LAWSON AS T						
1326/2170	11/04/2016	WD	U	I	12	43,500
GRANTOR: WELLS FARGO BANK NAT'						
GRANTEE: E BRUCE LAWSON						

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	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
2	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	300	
3	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
TOTALS													8,500			

LAND DESCRIPTION																								
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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							