

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 Floo	13	LAM/VNLPLK	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
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	22416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,512	100	
FEP	96	85	
FOP	177	35	
FOP	294	35	
UOP	135	25	
TOTALS	2,214		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	1,793	118.8000	114.05	204,492	2005	2005	0	0	45.00	55.00	
1 MANUF 1 100% - 2021 Heated Area: 1512 HX Base Yr 2021												



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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			112,471
TOTAL MARKET OB/XF VALUE			22,600
TOTAL LAND VALUE - MARKET			22,500
TOTAL MARKET VALUE			157,571
SOH/AGL Deduction			43,963
ASSESSED VALUE			113,608
TOTAL EXEMPTION VALUE	VX HX HB		56,411
BASE TAXABLE VALUE			57,197
TOTAL JUST VALUE			157,571
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			155,223

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23043	M H	365	04/19/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1417/1289	8/14/2020	WD	Q	I	01	150,000
GRANTOR: WILLIAM N WHIPKEY						
GRANTEE: JAMES P & VANESSA J						
1183/0483	10/27/2009	WD	Q	I	01	104,000
GRANTOR: RAYFORD & DELVINE RAY						
GRANTEE: WILLIAM N & GABRIEL						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/21/2023	MLU

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	0060	CARPORT F	0	100	12	25	300.00	UT	5.00	100	2007	2007	3	100	1,500	
2	0210	GARAGE U	0	100	25	18	450.00	UT	18.00	100	2007	2007	3	100	8,100	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
4	0166	CONC, PAVMT	0	100	0	0	640.00	UT	3.00	100	2007	2007	3	100	1,920	
5	0296	SHED METAL	0	100	12	20	240.00	UT	12.00	100	2007	2007	3	100	2,880	
6	0251	LEAN TO W/	0	100	0	0	1.00	UT	0.00	100	2014	2014	3	100	600	
7	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	100	2014	2014	3	100	600	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/21/2023	MLU

BUILDING NOTES	
390 SW BUCHANAN DR, LAKE CITY	

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500								

BUILDING DIMENSIONS	
BAS= W17 FOP= N13 W30 S13 E10 N8 E12 S8 E8\$ W8 FEP= N8 W12 S8 E12\$ W31 S27 E17 FOP= S13 E24 N4 UOP= N9 W15 S9 E15\$ W15 N9 W9\$ E39 N27\$.	