

COMM NE COR OF SE1/4 OF NW1/4, R
E LINE 645.69 FT, W 790 FT FOR P
FT, N 184.58 FT, E 118 FT, S 184

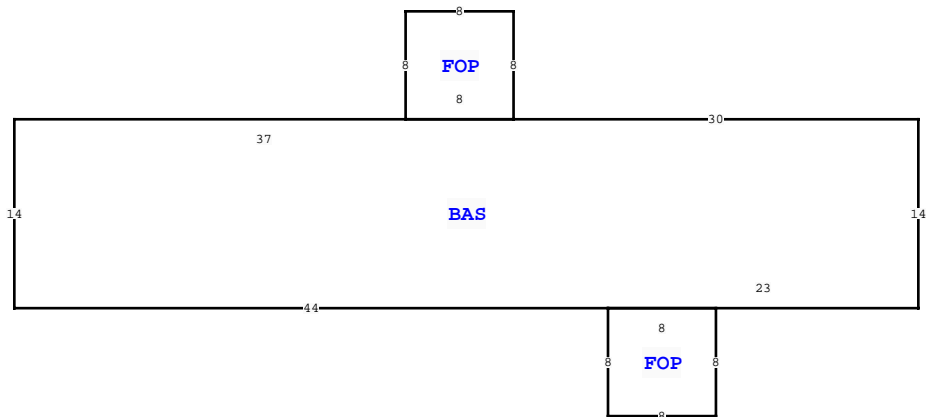
BONNELL RALPH (ESTATE)
191 SE OAT PL
LAKE CITY, FL 32025

2026

22-4S-17-08689-001
VALUATION SUMMARY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 100	
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	01	01 100	
Kitchen Adjus	01	01 100	
Quality	01	01	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	22417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	938	100	
FOP	64	35	
FOP	64	35	
TOTALS	1,066		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	982	70.2000	65.99	64,802	1993	1993	0	0	45.00	55.00		
1 MANUF 1 0% - 2024 Heated Area: 938 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			35,641
TOTAL MARKET OB/XF VALUE			7,800
TOTAL LAND VALUE - MARKET			13,500
TOTAL MARKET VALUE			56,941
SOH/AGL Deduction			0
ASSESSED VALUE			56,941
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			56,941
TOTAL JUST VALUE			56,941
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			77,700

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1081/0706	4/20/2006	WD Q	Q	I		59,500
GRANTOR: RYAN S & TABATHA HUDS						
GRANTEE: RALPH BONNELL						
0888/1550	9/22/1999	WD Q	Q	I		25,500
GRANTOR: WHEELER 'S						
GRANTEE: R HUDSON						

EXTRA FEATURES		191 SE OAT PL, LAKE CITY															
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	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
2	0040	BARN, POLE	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/08/2026	MLU

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W30 FOP= N8 W8 S8 E8\$ W37 S14 E44 FOP= S8 E8 N8 W8\$E23 N14\$.													

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		A-1	0.00	0.00	0.50	AC		1.00	1.00	1.50	18,000.00	27,000.00	13,500							