COMM SW COR OF SEC, RUN N 40 FT
OF CATHERINE RD, FOR POB, N 1786
1074.90 FT, S 1410.70 FT, TO N R

ROBERTS MICHAEL WARREN
657 SW CATHERINE LN
LAKE CITY, FL 32055

2027

22-5S-17-09328-010

BUILDING CHARACTERISTICS

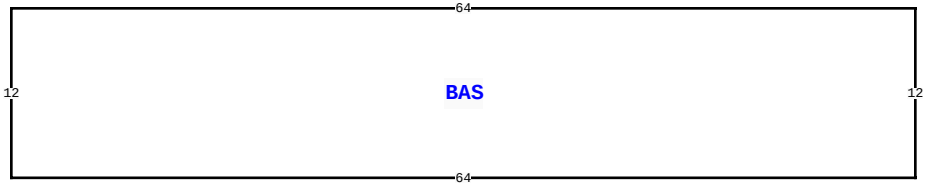
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0202	MOBILE HOME/M HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	22517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	768	100		768	17,403
TOTALS	768			768	17,403

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	768	94.4100	56.65	43,507	1972	1972	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 768 HX Base Yr



657 SW CATHERINE LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,000	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,000	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,500	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	600	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		58,411
TOTAL MARKET OB/XF VALUE		4,100
TOTAL LAND VALUE - MARKET		194,893
TOTAL MARKET VALUE		257,404
SOH/AGL Deduction		91,051
ASSESSED VALUE		166,353
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		114,942
TOTAL JUST VALUE		257,404
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		257,404

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7785	PUMP/UTPOL	30	11/12/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1563/2235	3/20/2026	LE	U	I	14	100
GRANTOR: ROBERTS MICHAEL WARRE						
GRANTEE: ROBERTS MICHAEL WAR						
1555/2535	11/20/2025	WD	U	I	11	100
GRANTOR: ROBERTS MICHAEL WARRE						
GRANTEE: ROBERTS MICHAEL WAR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W64 S12 E64 N12$.

LAND DESCRIPTION

TOTAL OB/XF 4,100

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	0102	C	SFR/MH	100		A-1	0.00	0.00	63.65	AC		1.00	1.00	0.50	5,500.00	2,750.00	175,038							
2	9900	C	AC NON-AG	100		A-1	0.00	0.00	3.61	AC		1.00	1.00	1.00	5,500.00	5,500.00	19,855							

REVIEW DATE 08/24/2017 BY BC Total Acres: 67.26 Total Land Value: 194,893 Market: 0 Agricultural: 0 Common: 194,893 PRINTED 11/17/2026 BY SYS

COMM SW COR OF SEC, RUN N 40 FT
OF CATHERINE RD, FOR POB, N 1786
1074.90 FT, S 1410.70 FT, TO N R

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BUILDING CHARACTERISTICS

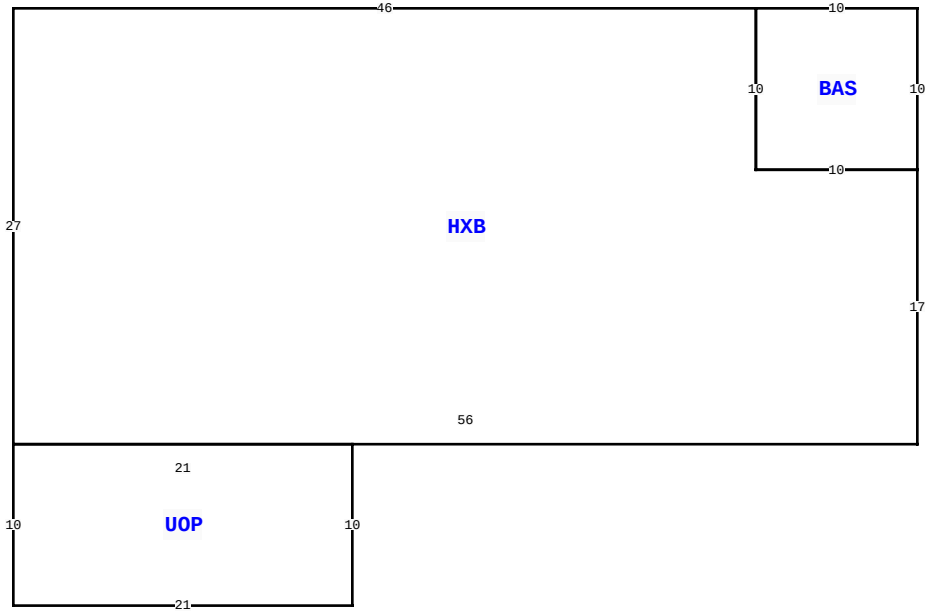
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	04	04
DOR CODE	0202	MOBILE HOME/M HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	22517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	100	100		100	2,622
HXB	1,412	100		1,412	37,023
UOP	210	25		52	1,364
TOTALS	1,722			1,564	41,008

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,564	109.2500	65.55	102,520	1993	1993	0	0	0	60.00	40.00

2 MOBILE HME 0% - 0 Heated Area: 1512 HX Base Yr



657 SW CATHERINE LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

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GRANTOR: ROBERTS MICHAEL WARRE						
GRANTEE: ROBERTS MICHAEL WAR						
1555/2535	11/20/2025	WD	U	I	11	100
GRANTOR: ROBERTS MICHAEL WARRE						
GRANTEE: ROBERTS MICHAEL WAR						

BUILDING NOTES

BUILDING DIMENSIONS

HXB= W46 S27 UOP= S10 E21 N10 W21$ E56 N17 BAS= N10 W10 S10 E10$ W10 N10$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 08/24/2017 BY BC Total Acres: 67.26 Total Land Value: 194,893 Market: 0 Agricultural: 0 Common: 194,893 PRINTED 11/17/2026 BY SYS