E1/2 OF S1/2 OF S1/2 OF BLOCK 45
CITY S/D.

BITTNER JEFFREY EVANS JR/MILLER DESTINY MARIE
245 SW CAVALRY PL
LAKE CITY, FL 32025

2027

22-5S-17-09340-073

BUILDING CHARACTERISTICS

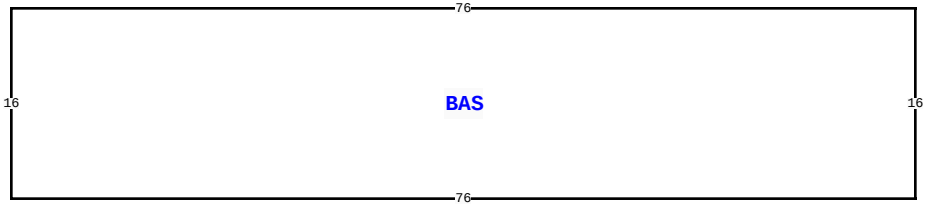
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	22517.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,216	100		1,216	85,933
TOTALS	1,216			1,216	85,933

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,216	116.9000	108.72	132,204	2001	2010	0	0	0	35.00	65.00

2 MANUF 1 100% - 2024 Heated Area: 1216 HX Base Yr 2024



245 SW CAVALRY PL, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		85,933
TOTAL MARKET OB/XF VALUE		8,300
TOTAL LAND VALUE - MARKET		12,150
TOTAL MARKET VALUE		106,383
SOH/AGL Deduction		0
ASSESSED VALUE		106,383
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		54,972
TOTAL JUST VALUE		106,383
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		107,307

SALE:10:1: AGREEMENT FOR DEED

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20120	M H	125	11/08/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1497/1797	8/18/2023	WD	Q	I	01	130,000
GRANTOR: ROGERS ANGELA M						
GRANTEE: BITTNER JEFFREY EVA						
1240/1361	8/27/2012	AG	U	I	30	100
GRANTOR: ANGELA M ROGERS						
GRANTEE: ANGELA M ROGERS & P						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S16 E76 N16$.

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	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	800.00	800.00	100	2024	2023		100	800	

LAND DESCRIPTION

TOTAL OB/XF 8,300

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	0200	C	MBL HM	100			0.00	0.00	0.54	AC		1.00	1.00	1.25	18,000.00	22,500.00	12,150							

REVIEW DATE 10/04/2023 BY ME Total Acres: 0.54 Total Land Value: 12,150 Market: 0 Agricultural: 0 Common: 12,150 PRINTED 11/17/2026 BY SYS