

BEG NW COR OF E1/2 OF S1/2 OF S1  
 RUN E 436.55 FT, S 599.71 FT, W  
 N 599.71 FT TO POB.

GIPSON RAY D/GIPSON BARBARA ANN  
 328 SW JACKSON CT  
 LAKE CITY, FL 32024

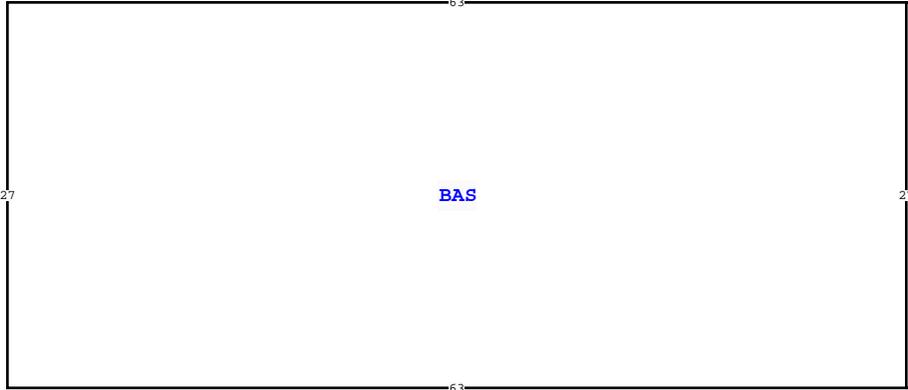
2026

23-5S-15-00468-007



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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	02
NEIGHBORHOOD/LOC	23515.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,701	100	
TOTALS	1,701		46,498

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	0%	0								
				Heated Area:	1701			HX Base Yr			



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	46,498		
TOTAL MARKET OB/XF VALUE	8,800		
TOTAL LAND VALUE - MARKET	42,070		
TOTAL MARKET VALUE	97,368		
SOH/AGL Deduction	8,828		
ASSESSED VALUE	88,540		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	88,540		
TOTAL JUST VALUE	97,368		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	97,768		
PRMT:1:2: SLIT OUT SINCE			
PRMT:1:1: PERMIT ORIGANALLY PULLED ON 00468-002			
SALE:1:1: 6.01 AC			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
30933	M H	464	04/12/2013
14269	M H	125	07/13/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1374/1360	12/14/2018	WD	U	I	37	42,000
GRANTOR: LINDA D GAVAN						
GRANTEE: RAY D & BARBARA ANN						
1200/2322	9/03/2010	WD	Q	I	01	75,000
GRANTOR: STEOHEN W & PATRICIA						
GRANTEE: LINDA D GAVAN						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00
4	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00

TOTAL OB/XF											
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE						
						04/07/2025	MLU				

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W63 S27 E63 N27\$.									

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	6.01	AC		1.00	1.00	1.00	7,000.00	7,000.00	42,070							