(AKA LOT 1 BUIE'S TRACT UNREC):
SE1/4 OF SW1/4.

BERRY JOHN KEVIN
7109 SW COUNTY ROAD 242
LAKE CITY, FL 32024

2027

24-4S-15-00384-004

BUILDING CHARACTERISTICS

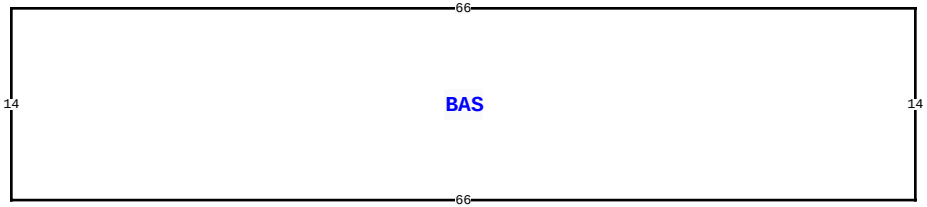
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Units		0 100
Quality	04	04
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	24415.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	21,466
TOTALS	924			924	21,466

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	924	96.8050	58.08	53,666	1984	1984	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 924 HX Base Yr



7109 SW COUNTY ROAD 242 , LAKE CITY

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
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	0255	MBL HOME S	0	0	8	30	240.00	UT	1.00	1.00	100	2020	2020	3	100	240	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	21,466
TOTAL MARKET OB/XF VALUE	7,240
TOTAL LAND VALUE - MARKET	82,416
TOTAL MARKET VALUE	111,122
SOH/AGL Deduction	44,436
ASSESSED VALUE	66,686
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	66,686
TOTAL JUST VALUE	111,122
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	95,451

PERMIT NUM	DESCRIPTION	AMT	ISSUED
39120	M H	0	01/07/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1561/2307	1/29/2026	WD	Q	I	01	150,000
GRANTOR: SMITH SONIA M						
GRANTEE: BERRY JOHN KEVIN						
1368/1413	9/04/2018	WD	U	V	11	100
GRANTOR: PENNEY HOLLEY						
GRANTEE: FRANK J CAPALLIA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E66 N14$.

LAND DESCRIPTION

TOTAL OB/XF 7,240

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	0		A-1	0.00	0.00	8.08	AC		1.00	1.00	0.85	12,000.00	10,200.00	82,416							

REVIEW DATE 07/01/2026 BY TP Total Acres: 8.08 Total Land Value: 82,416 Market: 0 Agricultural: 0 Common: 82,416 PRINTED 11/17/2026 BY SYS