

(AKA LOT 24 BUIE'S TRACT UNR)
THE N 287.40 FT OF SE1/4 OF SE1/
FOR RD R/W.

CUSHMAN ERIKA
301 SW TALL PINE CT
LAKE CITY, FL 32024-1989

2026

24-4S-15-00384-010



BUILDING CHARACTERISTICS					
ELEMENT	CD CONSTRUCTION				
Exterior Wall	13 PREFAB PNL 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	12 MODULAR MT 100				
Interior Wall	04 PLYWOOD 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				
Architactual	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	24415.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,140	100		1,140	33,872
UOP	36	25		9	268
TOTALS	1,176			1,149	34,139

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100% - 0		74.28	85,348	1984	1984	0	0	60.00	40.00

Heated Area: 1140 HX Base Yr

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		34,139	
TOTAL MARKET OB/XF VALUE		23,644	
TOTAL LAND VALUE - MARKET		106,560	
TOTAL MARKET VALUE		164,343	
SOH/AGL Deduction		89,046	
ASSESSED VALUE		75,297	
TOTAL EXEMPTION VALUE	HX HB WX SX	75,297	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		164,343	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		140,516	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0602/0218	9/01/1986	WD	Q	V		23,900

GRANTOR:

GRANTEE:

EXTRA FEATURES																
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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	1993	1993	3	100	1,200	
2	0294	SHED WOOD/	0	100	16	16	256.00	UT	4.00	100	1993	1993	3	100	1,024	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
4	0021	BARN,FR AE	0	100	16	35	560.00	UT	7.00	100	1993	1993	3	100	3,920	
5	0080	DECKING	0	100	0	0	1.00	UT	0.00	100	2013	2013	3	100	500	
6	0030	BARN,MT	0	100	0	0	1.00	UT	10,000.00	100	2025	2024	100	100	10,000	

TOTALS		301 SW TALL PINE CT, LAKE CITY			
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			05/06/2026		MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W48 S24 E32 UOP= S4 E6 N4 W1 N3 W4 S3 W1\$ E1 N3 E4 S3E11 N24\$.	

LAND DESCRIPTION		TOTAL OB/XF 23,644																						
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	0102	C	SFR/MH	100		A-1	0.00	0.00	8.88	AC		1.00	1.00	1.00	12,000.00	12,000.00	106,560							