LOT 16 OF FORD LANE HIGHLANDS S/
731-966, 742-1354, WD 1332-1205,

DAVIS ANDREW PAUL/DAVIS JENNIFER LYNN
612 SW JOE MARKHAM DR
LAKE CITY, FL 32024

2027

24-5S-15-00472-016

BUILDING CHARACTERISTICS

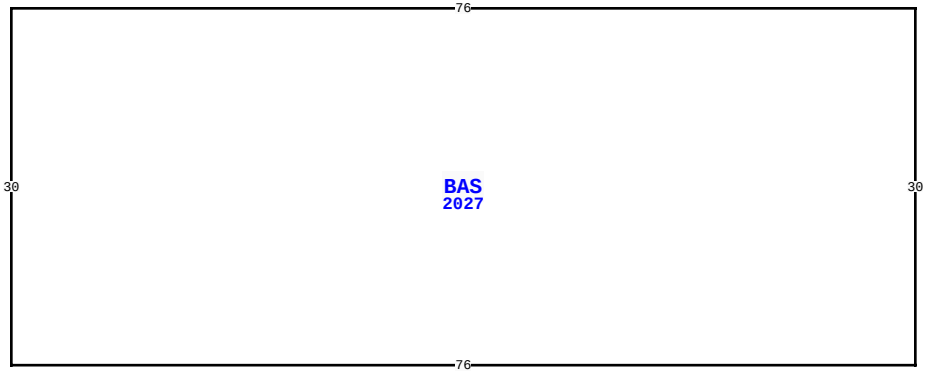
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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	24515.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100	2027	2,280	250,968
TOTALS	2,280			2,280	250,968

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	2,280	117.0000	112.32	256,090	2026	2026	0	0	0	2.00	98.00

1 MANUF 2 0% - 2027 Heated Area: 2280 HX Base Yr



599 SW FORD LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2024 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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2027	2026		100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	250,968
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	108,000
TOTAL MARKET VALUE	365,968
SOH/AGL Deduction	0
ASSESSED VALUE	365,968
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	365,968
TOTAL JUST VALUE	365,968
NCON VALUE	257,968
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	108,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055117	Mobile Home		02/25/2026
000055023	Right-of-Way Acce		02/16/2026

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1493/636	6/12/2023	WD	U	V	34	95,000

GRANTOR: BKL-DENUNE INC

GRANTEE: DAVIS ANDREW PAUL

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2027;ORIG=17,11] E76 S30 W76 N30 $
.

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	1.00	LT		1.00	1.00	1.00	90,000.00	90,000.00	108,000							

REVIEW DATE 04/02/2026 BY Nick Total Acres: 20.12 Total Land Value: 108,000 Market: 0 Agricultural: 0 Common: 108,000 PRINTED 11/17/2026 BY SYS