E1/2 OF S1/2 OF NW1/4 OF NE1/4.
652-325, 806-1198, FJ 1195-216,

BIBBEE RANDALL S
2634 TAMIAMI TRL N C-12
NAPLES, FL 34103

2027

24-5S-16-03702-002

BUILDING CHARACTERISTICS

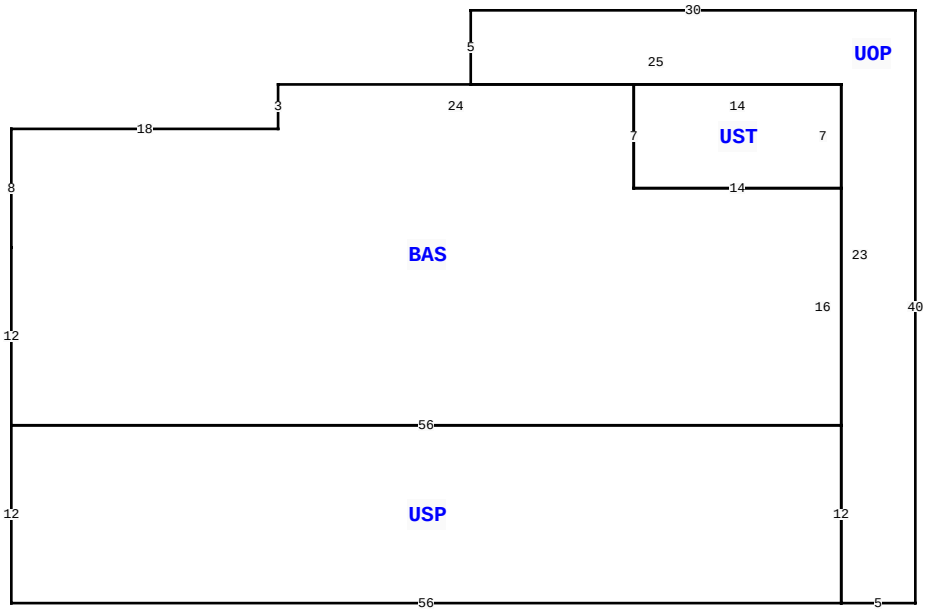
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0202	MOBILE HOME/M HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	24516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,136	100		1,136	27,459
UOP	325	25		81	1,958
USP	672	35		235	5,680
UST	98	45		44	1,064
TOTALS	2,231			1,496	36,161

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,496	100.7100	60.43	90,403	1971	1971	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2024 Heated Area: 1136 HX Base Yr



1729 SW NAUTILUS RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	75,298
TOTAL MARKET OB/XF VALUE	13,400
TOTAL LAND VALUE - MARKET	110,000
TOTAL MARKET VALUE	198,698
SOH/AGL Deduction	0
ASSESSED VALUE	198,698
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	198,698
TOTAL JUST VALUE	198,698
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	198,698

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28605	M H	491	05/27/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1499/347	9/18/2023	PB	U	I	18	0
GRANTOR: CLERK OF COURT (BIBBE						
GRANTEE: BIBBEE RANDALL S						
0806/1198	6/08/1995	WD	Q	I	01	20,000
GRANTOR: GEORGE A & MAUREEN C						
GRANTEE: MARVIN RANDALL & KA						

BUILDING NOTES

BUILDING DIMENSIONS

UST= N7 W14 S7 E14$ BAS= W14 N7 W24 S3 W18 S8 S12 USP= S12 E56 N12 W56$ E56 UOP= S12 E5 N40 W30 S5 E25 S23$ 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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	500	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	
5	0031	BARN,MT AE	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	2,800	
6	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2014	2014	3	100	1,200	
7	0255	MBL HOME S	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	
8	0263	PRCH,USP	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	
9	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	200	
10	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 13,200

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	10.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,000							

REVIEW DATE 03/05/2026 BY KS Total Acres: 10.00 Total Land Value: 110,000 Market: 0 Agricultural: 0 Common: 110,000 PRINTED 11/17/2026 BY SYS

E1/2 OF S1/2 OF NW1/4 OF NE1/4.
652-325, 806-1198, FJ 1195-216,

BIBBEE RANDALL S
2634 TAMIAMI TRL N C-12
NAPLES, FL 34103

2027

24-5S-16-03702-002

BUILDING CHARACTERISTICS

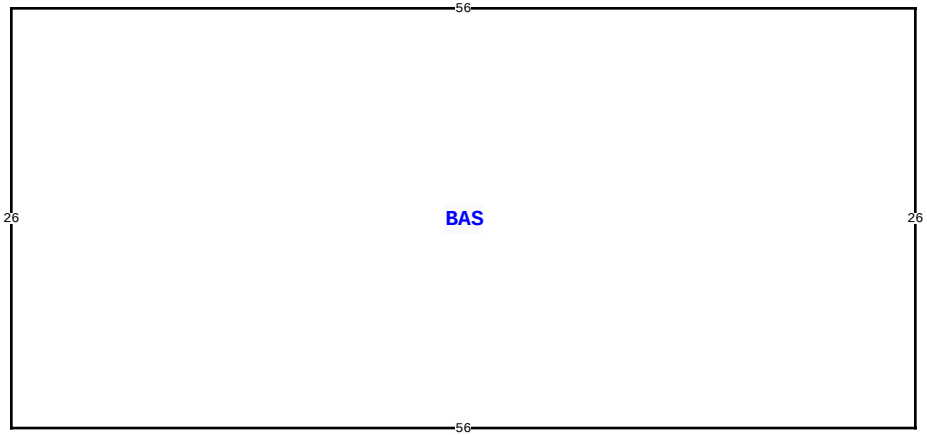
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	04	04
DOR CODE	0202	MOBILE HOME/M HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	24516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100		1,456	39,137
TOTALS	1,456			1,456	39,137

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,456	112.0050	67.20	97,843	1989	1989	0	0	0	60.00	40.00

2 MOBILE HME 0% - 2024 Heated Area: 1456 HX Base Yr



1729 SW NAUTILUS RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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
11	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	200	

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
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BUILDING MARKET VALUE	75,298
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TOTAL LAND VALUE - MARKET	110,000
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ASSESSED VALUE	198,698
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	198,698
TOTAL JUST VALUE	198,698
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	198,698

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1499/347	9/18/2023	PB	U	I	18	0
GRANTOR: CLERK OF COURT (BIBBE						
GRANTEE: BIBBEE RANDALL S						
0806/1198	6/08/1995	WD	Q	I	01	20,000
GRANTOR: GEORGE A & MAUREEN C						
GRANTEE: MARVIN RANDALL & KA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S26 E56 N26$.

LAND DESCRIPTION

TOTAL OB/XF 200

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

REVIEW DATE 03/05/2026 BY KS Total Acres: 10.00 Total Land Value: 110,000 Market: 0 Agricultural: 0 Common: 110,000 PRINTED 11/17/2026 BY SYS