

COMM NW COR OF NW1/4 OF NE1/4 &
POB, CONT S 234.97 FT, E 187.24
FT, W 187.24 FT TO POB.

WILLIAMS ROBERT
2031 SW NAUTILUS RD
LAKE CITY, FL 32024

2026

24-5S-16-03702-005


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|--------------|--------|
| ELEMENT | CD | | |
| Exterior Wall | 31 | VINYL SID | 100 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 12 | MODULAR MT | 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 |
| Architectural | 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 | 24516.00 1.00/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 960 | 100 | |
| TOTALS | 960 | | 26,703 |

| 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% - 2007 | | 69.54 | 66,758 | 1989 | 1989 | 0 | 0 | 60.00 | 40.00 |
| | | | | Heated Area: 960 | | | HX Base Yr 2007 | | | | |

BAS

| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 3 |
|---------------------------|-----------|-------------|----------|
| VALUATION SUMMARY | | | |
| VALUATION BY | | | STANDARD |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 26,703 |
| TOTAL MARKET OB/XF VALUE | | | 6,700 |
| TOTAL LAND VALUE - MARKET | | | 14,140 |
| TOTAL MARKET VALUE | | | 47,543 |
| SOH/AGL Deduction | | | 17,112 |
| ASSESSED VALUE | | | 30,431 |
| TOTAL EXEMPTION VALUE | HX HB | | 25,000 |
| BASE TAXABLE VALUE | | | 5,431 |
| TOTAL JUST VALUE | | | 47,543 |
| NCON VALUE | | | 5,043 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 42,500 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|--------|
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| SALES DATA | | | | | | |
|--------------------------|------------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1068/2795 | 12/21/2005 | WD | Q | I | 01 | 100 |
| GRANTOR: LUCY MAE LEWIS | | | | | | |
| GRANTEE: ROBERT WILLIAMS | | | | | | |

| EXTRA FEATURES | | | | | | | | | | | |
|----------------|------------|-------------|---------|-----|---|-------|----|----------|----------------|-----------|---------|
| L N | OB/XF CODE | DESCRIPTION | BLD CAP | L | W | UNITS | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| 1 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 0 | 0.00 | 0.00 | 100 | 2009 |
| 2 | 0070 | CARPORT UF | 0 | 100 | 0 | 0 | 0 | 0.00 | 0.00 | 100 | 2014 |
| 3 | 9947 | Septic | 0 | 100 | 0 | 0 | 0 | 3,000.00 | 3,000.00 | 100 | 2009 |
| 4 | 0060 | CARPORT F | 0 | 100 | 0 | 0 | 0 | 1,200.00 | 1,200.00 | 100 | 2026 |
| 5 | 0060 | CARPORT F | 0 | 100 | 0 | 0 | 0 | 1,200.00 | 1,200.00 | 100 | 2026 |
| 6 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 0 | 400.00 | 400.00 | 100 | 2026 |
| 7 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 0 | 400.00 | 400.00 | 100 | 2026 |

| TOTAL OB/XF | | | | | | | | | | | |
|-------------|--|-----------|------------|--|--|--|--|--|--|--|--|
| 6,700 | | | | | | | | | | | |
| BLD DATE | | LGL DATE | | | | | | | | | |
| XF DATE | | LAND DATE | 04/07/2025 | | | | | | | | |
| INC DATE | | AG DATE | MLU | | | | | | | | |

| BUILDING NOTES | | | |
|----------------|--|--|--|
| | | | |

| BUILDING DIMENSIONS | | | |
|-------------------------|--|--|--|
| BAS= W40 S24 E40 N24\$. | | | |

| 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 | 100 | | A-1 | 0.00 | 0.00 | 1.01 | AC | | 1.00 | 1.00 | 1.00 | 14,000.00 | 14,000.00 | 14,140 | | | | | | | |