BEG NW COR OF SE1/4, RUN W
464.89 FT, S 983.88 FT, W
464.90 FT, N 989.47 FT TO POB.

CORMIER JOHN R III/CORMIER URSULA
595 SW INFINITY PL
LAKE CITY, FL 32024

2027

24-5S-16-03707-010

BUILDING CHARACTERISTICS

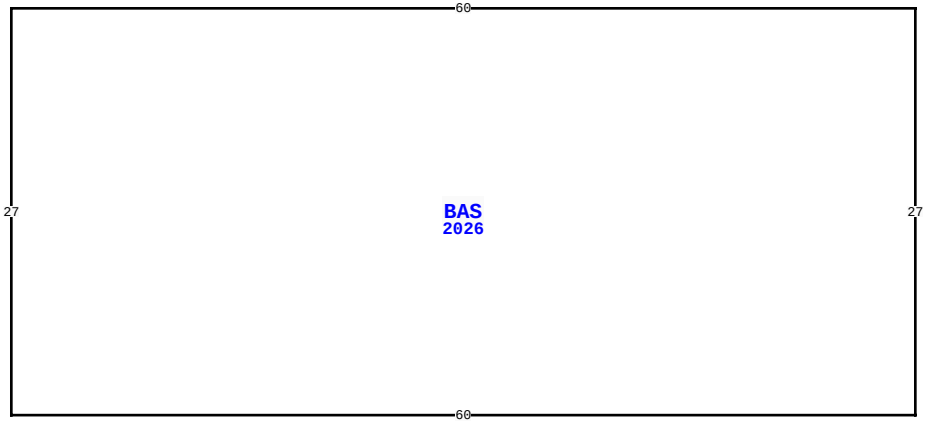
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 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	24516.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100	2026	1,620	177,604
TOTALS	1,620			1,620	177,604

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0203	02	1,620	113.0000	111.87	181,229	2024	2024	0	0	0	2.00	98.00

2 MANUF 3 100% - 2026 Heated Area: 1620 HX Base Yr 2007



595 SW INFINITY PL, 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
1	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	200	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,800	
5	0081	DECKING WI	0	100	0	0	1.00	UT	600.00	600.00	100	2026	2025		100	600	
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	800.00	800.00	100	2026	2025		100	800	
7	0294	SHED WOOD/	0	100	0	0	1.00	UT	600.00	600.00	100	2026	2025		100	600	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		177,604
TOTAL MARKET OB/XF VALUE		14,000
TOTAL LAND VALUE - MARKET		115,830
TOTAL MARKET VALUE		307,434
SOH/AGL Deduction		69,010
ASSESSED VALUE		238,424
TOTAL EXEMPTION VALUE	HX HB VX	56,411
BASE TAXABLE VALUE		182,013
TOTAL JUST VALUE		307,434
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		309,229

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055835	Solar Power Syste	5,000	06/04/2026
000054204	Mobile Home		10/06/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1086/1226	6/12/2006	WD	U	V	08	18,000

GRANTOR: SUBRANDY LIMITED

GRANTEE: JOHNR III & URSULA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2026;ORIG=-57,-26] E60 S27 W60 N27 $
.

LAND DESCRIPTION

TOTAL OB/XF 14,000

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	100		A-1	0.00	0.00	10.53	AC		1.00	1.00	1.00	11,000.00	11,000.00	115,830							

REVIEW DATE 03/06/2026 BY KS Total Acres: 10.53 Total Land Value: 115,830 Market: 0 Agricultural: 0 Common: 115,830 PRINTED 11/17/2026 BY SYS