COMM NW COR OF S1/2 OF NW1/4,
RUN E 717.13 FT, CONT E 950.10
FT, S 1380.08 FT FOR POB, RUN

PLATT DONALD CALVIN
247 SW MADISON CT
LAKE CITY, FL 32024

2027

24-5S-16-03707-019

BUILDING CHARACTERISTICS

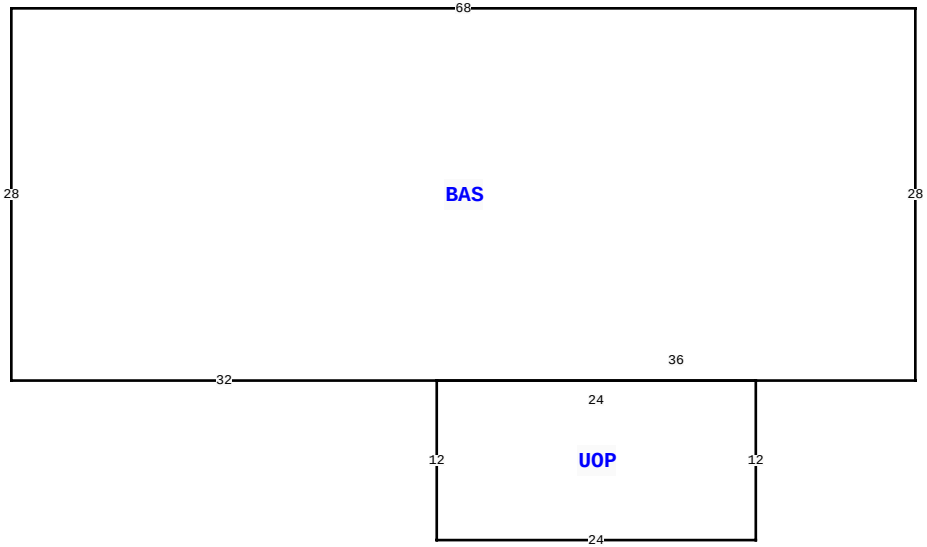
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
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	24516.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,904	100		1,904	26,708
UOP	288	25		72	1,010
TOTALS	2,192			1,976	27,718

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0800	02	1,976	93.5100	56.11	110,873	1987	1987	0	0	15	60.00	25.00

2 MOBILE HME 0% - 2024 Heated Area: 1904 HX Base Yr



204 SW BEYOND CT, LAKE CITY

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200	
2	0294	SHED WOOD/	0	0	12	16	192.00	UT	7.00	7.00	100	2008	2008	3	100	1,344	
3	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	100	
4	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	300	
6	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
7	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	113,979
TOTAL MARKET OB/XF VALUE	13,444
TOTAL LAND VALUE - MARKET	110,220
TOTAL MARKET VALUE	237,643
SOH/AGL Deduction	0
ASSESSED VALUE	237,643
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	237,643
TOTAL JUST VALUE	237,643
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	238,571

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045710	Roof Replacement	7,450	10/18/2022
27449	M H	653	10/27/2008
17637	M H	125	11/09/2000
13697	M H	125	02/26/1998
13669	M H	125	02/19/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1336/1461	4/28/2017	WD	U	I	37	61,000
GRANTOR: BRYAN & MARY L WILLIA						
GRANTEE: DONALD CALVIN PLATT						
0953/0919	3/28/2002	WD	Q	I	01	100
GRANTOR: ROBERT & DEBORAH EDWA						
GRANTEE: BRYAN & MARY L WILL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W68 S28 E32 UOP= S12 E24 N12 W24$ E36 N28$.

LAND DESCRIPTION

TOTAL OB/XF 13,444

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	9.02	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,220							
2	0200	C	MBL HM	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							

REVIEW DATE 03/06/2026 BY KS Total Acres: 10.02 Total Land Value: 110,220 Market: 0 Agricultural: 0 Common: 110,220 PRINTED 11/16/2026 BY SYS

COMM NW COR OF S1/2 OF NW1/4,
RUN E 717.13 FT, CONT E 950.10
FT, S 1380.08 FT FOR POB, RUN

PLATT DONALD CALVIN
247 SW MADISON CT
LAKE CITY, FL 32024

2027

24-5S-16-03707-019

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 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	05	05

DOR CODE 0202 MOBILE HOME/M HOME

MAP NUM | MKT AREA 02

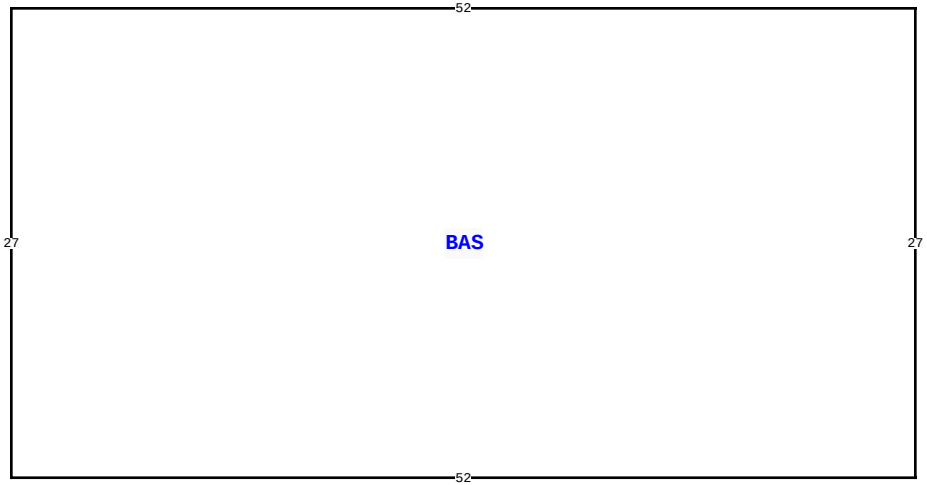
NEIGHBORHOOD/LOC 24516.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	86,261
TOTALS	1,404			1,404	86,261

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,404	113.9000	105.93	148,726	2009	2008	0	0	0	42.00	58.00

4 MANUF 1 0% - 2024 Heated Area: 1404 HX Base Yr



204 SW BEYOND CT, 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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

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GRANTEE: DONALD CALVIN PLATT						
0953/0919	3/28/2002	WD	Q	I	01	100
GRANTOR: ROBERT & DEBORAH EDWA						
GRANTEE: BRYAN & MARY L WILL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S27 E52 N27$.

LAND DESCRIPTION

TOTAL OB/XF 0

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 03/06/2026 BY KS Total Acres: 10.02 Total Land Value: 110,220 Market: 0 Agricultural: 0 Common: 110,220 PRINTED 11/16/2026 BY SYS