COMM SW COR OF SE1/4 OF SW1/4 OF
610 FT FOR POB, CONT N 50 FT, E
W 252.65 FT, NW 82.20 FT TO POB.

TILLEY XAVIER C
726 SW MAYO RD
LAKE CITY, FL 32024

2027

25-3S-15-00222-002

BUILDING CHARACTERISTICS

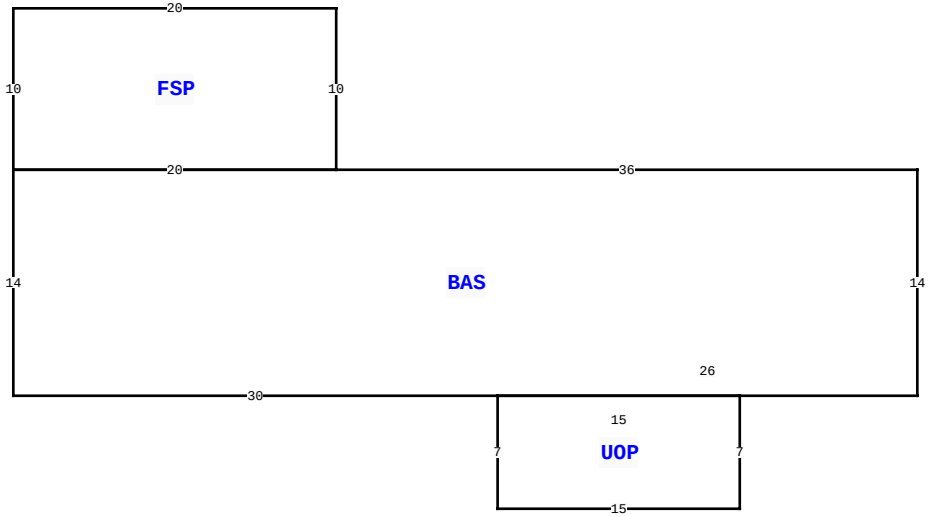
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	25315.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	784	100		784	13,751
FSP	200	40		80	1,403
UOP	105	25		26	456
TOTALS	1,089			890	15,610

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	890	73.0800	43.85	39,026	1983	1983	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2023 Heated Area: 784 HX Base Yr



726 SW MAYO RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/15/2026 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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2016	2016	3	100	1,200	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	15,610
TOTAL MARKET OB/XF VALUE	8,200
TOTAL LAND VALUE - MARKET	6,784
TOTAL MARKET VALUE	30,594
SOH/AGL Deduction	0
ASSESSED VALUE	30,594
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	30,594
TOTAL JUST VALUE	30,594
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	30,594

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1570/1132	5/21/2026	WD	U	I	11	100
GRANTOR: TILLEY JEFFERY						
GRANTEE: TILLEY XAVIER C						
1476/681	9/25/2022	QC	U	I	11	10,000
GRANTOR: GRAHAM JOE						
GRANTEE: TILLEY JEFFERY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N14 W36 FSP= N10 W20 S10 E20$ W20 S14 E30 UOP= S7 E15 N7 W15$ E26$.

LAND DESCRIPTION

TOTAL OB/XF 8,200

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	100.00	145.00	0.53	AC		1.00	1.00	0.80	16,000.00	12,800.00	6,784							

REVIEW DATE 02/24/2023 BY KS Total Acres: 0.53 Total Land Value: 6,784 Market: 0 Agricultural: 0 Common: 6,784 PRINTED 11/17/2026 BY SYS