COMM SW COR OF SE1/4 OF SE1/4, C
FOR POB, RUN N 581 FT, W 252.65
S 610 FT, E 330 FT TO POB. EX .1

MATHENY EMMA A
732 SW MAYO RD
LAKE CITY, FL 32024

2027

25-3S-15-00222-003

BUILDING CHARACTERISTICS

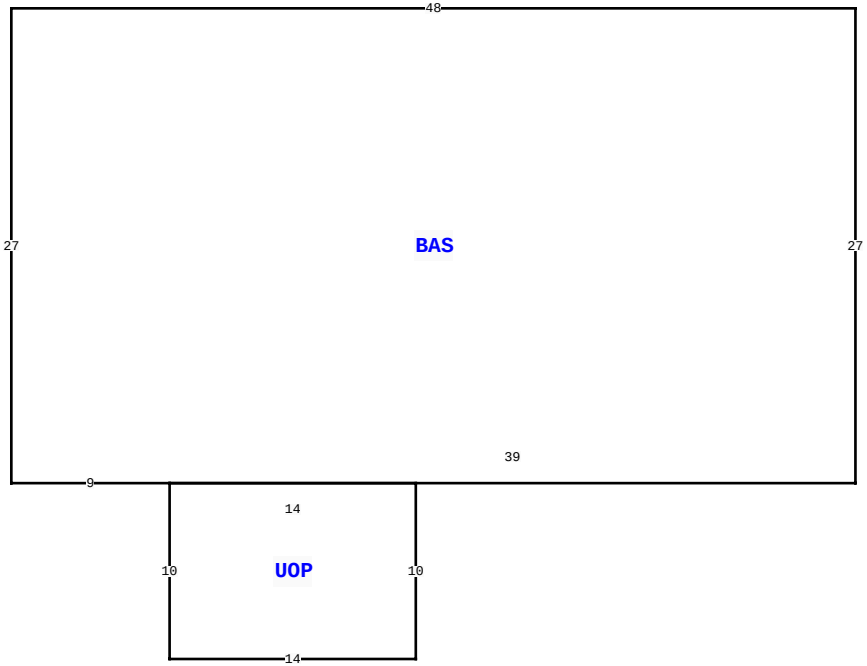
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
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	1,296	100		1,296	75,507
UOP	140	25		35	2,039
TOTALS	1,436			1,331	77,546

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,331	113.9000	105.93	140,993	2002	2002	0	0	0	45.00	55.00

2 MANUF 1 100% - 2013 Heated Area: 1296 HX Base Yr 2013



732 SW MAYO RD, LAKE CITY

BLD DATE		LGL DATE	04/21/2026 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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	300	
2	0031	BARN,MT AE	0	100	24	24	576.00	UT	10.00	10.00	100	2005	2005	3	100	5,760	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	750	
5	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	800	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,800	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	77,546
TOTAL MARKET OB/XF VALUE	16,410
TOTAL LAND VALUE - MARKET	45,720
TOTAL MARKET VALUE	139,676
SOH/AGL Deduction	52,661
ASSESSED VALUE	87,015
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	35,604
TOTAL JUST VALUE	139,676
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	140,510

XFOB:1:1: LITT M H

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19245	M H	125	02/19/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1231/0271	3/09/2012	WD	U	I	30	47,000
GRANTOR: DANIEL M & LINDA J GO						
GRANTEE: EMMA A MATHENY						
1212/0966	3/03/2011	WD	U	I	12	47,000
GRANTOR: BANKUNITED						
GRANTEE: DANIEL M & LINDA J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S27 E9 UOP= S10 E14 N10 W14$ E39 N27$.

LAND DESCRIPTION

TOTAL OB/XF 16,410

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	3.81	AC		1.00	1.00	1.00	12,000.00	12,000.00	45,720							

REVIEW DATE 02/24/2023 BY KS Total Acres: 3.81 Total Land Value: 45,720 Market: 0 Agricultural: 0 Common: 45,720 PRINTED 11/17/2026 BY SYS