COMM SE COR OF SW1/4 OF SW1/4, R
FT FOR POB, CONT W 153.61 FT, N
253.78 FT, SW 489.84 FT TO POB.

KIRTON MICHAEL H T LIVING TRUST DATED APRIL 14, 20
13805 WINDJAMMER LN
JACKSONVILLE, FL 32224

2027

25-3S-15-00227-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	25315.010 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

228 SW VELVET GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/20/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	8,600
TOTAL LAND VALUE - MARKET	31,200
TOTAL MARKET VALUE	39,800
SOH/AGL Deduction	0
ASSESSED VALUE	39,800
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	39,800
TOTAL JUST VALUE	39,800
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	39,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044648	Mobile Home		06/09/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1505/753	12/21/2023	WD	Q	V	01	48,500
GRANTOR: LEWIS MICHAEL JACOB						
GRANTEE: KIRTON MICHAEL H T						
1427/2518	1/08/2021	WD	Q	V	01	20,000
GRANTOR: ROSIER LEANDOUS W JR						
GRANTEE: LEWIS MICHAEL JACOB						

BUILDING NOTES

BUILDING DIMENSIONS

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	0	0	0	1.00	UT	7,000.00	7,000.00	100	2023	2022		100	7,000	
2	0081	DECKING WI	0	0	0	0	1.00	UT	800.00	800.00	100	2023	2022		100	800	
3	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2024	2023		100	800	

LAND DESCRIPTION

TOTAL OB/XF 8,600

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	0700	C	MISC RES	0		00	0.00	0.00	1.95	AC		1.00	1.00	1.00	16,000.00	16,000.00	31,200							

REVIEW DATE 12/28/2023 BY TP Total Acres: 1.95 Total Land Value: 31,200 Market: 0 Agricultural: 0 Common: 31,200 PRINTED 11/17/2026 BY SYS