

COMM SE COR OF SW1/4 OF SW1/4, R
NE 58 FT TO W R/W OSCEOLA RD (NK
GLN). RUN N 46 DG W ALONG R/W 58

HOFFMANN-OTS RACHEAL
215 SW VELVET GLN
LAKE CITY, FL 32024-2912

2026

25-3S-15-00227-011



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	100
Interior Floor	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	01
NEIGHBORHOOD/LOC	25315.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,140	100	2024
TOTALS	1,140		1,140

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
0202	02	1,140	113.0000	111.87	127,532	2024	2024	0	0	2.00	98.00													
1 MANUF 2		100% - 2024		Heated Area: 1140				HX Base Yr 2024																
<div style="border: 1px solid black; padding: 10px; text-align: center;"> <p>15</p> <p>76</p> <p>BAS 2024</p> <p>15</p> <p>76</p> </div>																								
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>04/07/2025</td> <td>MLU</td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					04/07/2025	MLU
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COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			124,981
TOTAL MARKET OB/XF VALUE			10,600
TOTAL LAND VALUE - MARKET			14,700
TOTAL MARKET VALUE			150,281
SOH/AGL Deduction			2,295
ASSESSED VALUE			147,986
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			96,575
TOTAL JUST VALUE			150,281
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			150,281

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048495	Mobile Home		10/25/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1498/736	9/01/2023	QC	U	V	11	100
GRANTOR: HOFFMAN VALORIE						
GRANTEE: HOFFMAN-OTS RACHEAL						
1489/2491	5/08/2023	QC	U	V	11	100
GRANTOR: HOFFMANN GREGORY						
GRANTEE: GOFFMANN-OTS RACHEA						

EXTRA FEATURES																
L N	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	100	2024	2023		100	7,000	
2	0070	CARPORT UF	0	100	0	0		1.00	UT 800.00	100	2024	2023		100	800	
3	0294	SHED WOOD/	0	100	0	0		1.00	UT 2,800.00	100	2024	2023		100	2,800	

TOTAL OB/XF													10,600				
215 SW VELVET GLN, LAKE CITY																	

BUILDING NOTES																	

BUILDING DIMENSIONS																	
BAS=[YR=2024;ORIG=17,15] E76 S15 W76 N15 \$																	

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		00	0.00	0.00	1.05	AC		1.00	1.00	1.00	14,000.00	14,000.00	14,700							