

PART OF LT 3 MIMOSA ACRES UNR: C
 SW1/4 OF SE1/4, RUN W 756.44 FT
 W 489.59 FT, N 938.32 FT, E 475.

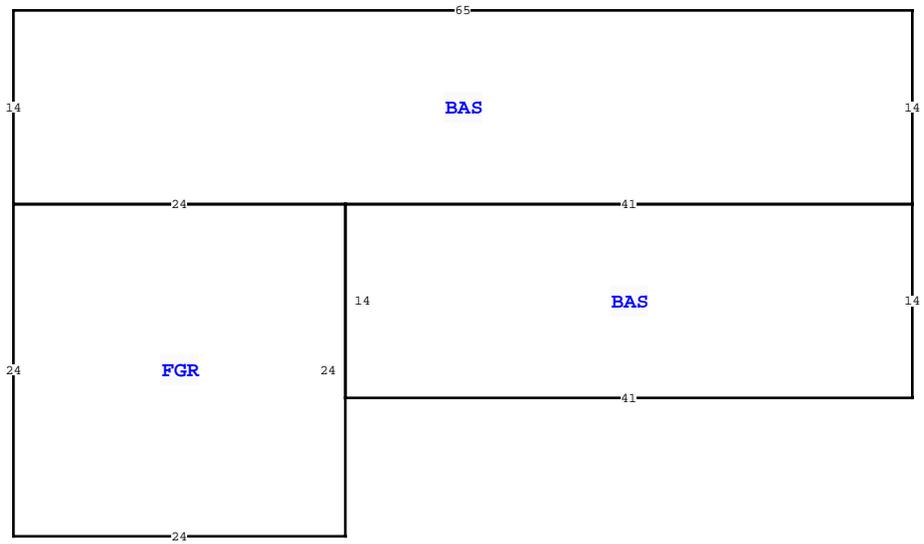
MCCLAIN MACK
 162 SW GRIZZLY WAY
 LAKE CITY, FL 32024

2026

25-4S-15-00385-103


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur		N/A	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	04	PLYWOOD	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural	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	02
NEIGHBORHOOD/LOC	25415.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	574	100	
BAS	910	100	
FGR	576	55	
TOTALS	2,060		1,801

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	1,801	111.9000	107.42	193,463	1982	1990		0	0	45.00
1 MANUF 1 100% - 2009 Heated Area: 1484 HX Base Yr 2009											



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				106,405		
TOTAL MARKET OB/XF VALUE				9,584		
TOTAL LAND VALUE - MARKET				46,375		
TOTAL MARKET VALUE				162,364		
SOH/AGL Deduction				100,839		
ASSESSED VALUE				61,525		
TOTAL EXEMPTION VALUE				HX HB 36,525		
BASE TAXABLE VALUE				25,000		
TOTAL JUST VALUE				162,364		
NCON VALUE				1,000		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				149,880		
SALE:1:1: LT 3 MIMOSA AC UNR & WELL & SEPTIC 10.3						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
11910	M H	125	11/27/1996			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1022/0373	7/13/2004	WD	Q	I		51,000
GRANTOR: LINDA SUE STRICKLAND						
GRANTEE: MACK MCCLAIN						
0829/2716	10/22/1996	WD	Q	V		25,000
GRANTOR: DEAS-BULLARD PROPERTY						
GRANTEE: LINDA SUE STRICKLAND						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W65 S14 FGR= S24 E24 N24 W24\$ E24 BAS= S14 E41 N14 W41\$ E41 N14\$.						

EXTRA FEATURES															TOTAL OB/XF			9,584	
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	0166	CONC, PAVMT	0	100	24	33	792.00	UT	2.00	2.00	100	2016	2016	3	100	1,584			
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000			
3	0030	BARN, MT	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2026	2025		100	1,000			

LAND DESCRIPTION										TOTAL OB/XF										9,584				
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		A-1	0.00	0.00	3.71	AC		1.00	1.00	1.00	12,500.00	12,500.00	46,375							