COMM AT SE COR OF SW1/4 OF SE
1/4, RUN W ALONG N R/W OF
CYPRESS LAKE RD, 374.40 FT,

GOREE REGINALD E
12965 NW MIAMI CT
MIAMI, FL 33168

2027

25-4S-15-00385-203

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
Quality	05	05

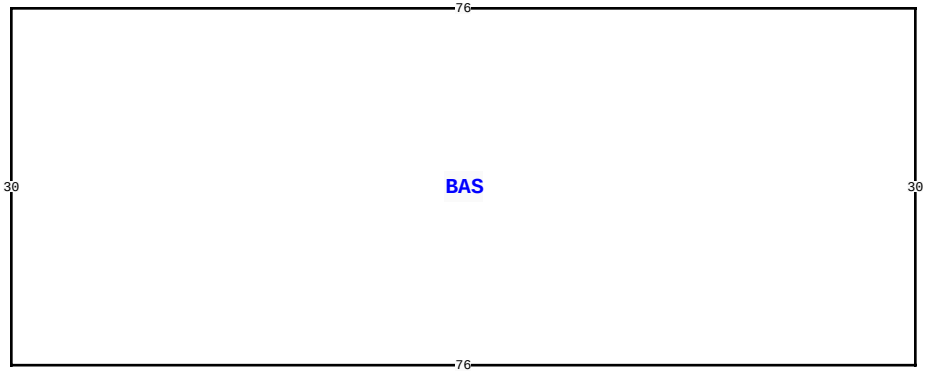
DOR CODE: 0200 MOBILE HOME
MAP NUM:
MKT AREA: 02
NEIGHBORHOOD/LOC: 25415.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100		2,280	190,801
TOTALS	2,280			2,280	190,801

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,280	113.9000	105.93	241,520	2015	2015	0	0	0	21.00	79.00

1 MANUF 1 0% - 0 Heated Area: 2280 HX Base Yr



238 SW GRIZZLY WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0031	BARN,MT AE	0	0	30	30	900.00	UT	9.00	9.00	100	2013	2013	3	100	8,100	
2	0210	GARAGE U	0	0	24	36	864.00	UT	16.00	16.00	100	2016	2016	3	100	13,824	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2026	2025		100	1,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	190,801
TOTAL MARKET OB/XF VALUE	30,124
TOTAL LAND VALUE - MARKET	66,950
TOTAL MARKET VALUE	287,875
SOH/AGL Deduction	0
ASSESSED VALUE	287,875
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	287,875
TOTAL JUST VALUE	287,875
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	289,929

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049287	Roof Replacement	10,400	02/26/2024
34026	GARAGE	303	05/04/2016
33553	M H	720	11/17/2015

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1050/2579	6/26/2005	WD	U	V	08	22,000

GRANTOR: MCCLAIN
GRANTEE: GOREE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76S30 E76 N30$.

LAND DESCRIPTION

TOTAL OB/XF 30,124

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			0.00	0.00	5.15	AC		1.00	1.00	1.00	13,000.00	13,000.00	66,950							

REVIEW DATE 06/04/2025 BY KS Total Acres: 5.15 Total Land Value: 66,950 Market: 0 Agricultural: 0 Common: 66,950 PRINTED 11/17/2026 BY SYS