COMM NE COR, RUN W 1426.38 FT, S
FT, S 404.60 FT FOR POB, CONT S
R/W CR-242, RUN W 225.40 FT, N 2

HICKEY PEGGY LEE
327 NW CARR CT
LAKE CITY, FL 32055

2027

25-4S-16-03152-017

BUILDING CHARACTERISTICS

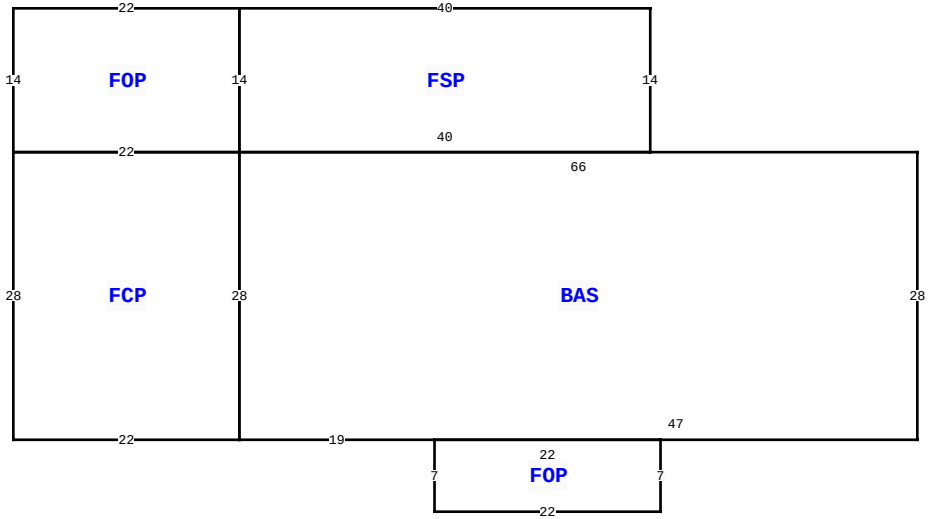
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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 06
NEIGHBORHOOD/LOC	25416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,848	100		1,848	45,017
FCP	616	25		154	3,752
FOP	154	35		54	1,316
FOP	308	35		108	2,631
FSP	560	40		224	5,457
TOTALS	3,486			2,388	58,172

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,388	101.5000	60.90	145,429	1985	1985	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2023 Heated Area: 1848 HX Base Yr



689 SW COUNTY ROAD 242 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	58,172
TOTAL MARKET OB/XF VALUE	18,200
TOTAL LAND VALUE - MARKET	11,960
TOTAL MARKET VALUE	88,332
SOH/AGL Deduction	0
ASSESSED VALUE	88,332
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	88,332
TOTAL JUST VALUE	88,332
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	88,332

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40524	GENERATOR	0	09/14/2020
31016	MAINT/ALTR	25	05/08/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1422/2265	10/20/2020	LE	U	I	14	100
GRANTOR: DIANE A SEEVER (ENH L						
GRANTEE: PEGGY LEE HICKEY (R						
1407/0645	3/03/2020	LE	U	I	14	100
GRANTOR: DIANE A SEEVER (ENH L						
GRANTEE: SHARON PERSONS (RMD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N28W66 FSP= E40 N14 W40 FOP= W22 S14 E22 N14$ S14$ FCP= W22 S28 E22 N28$ S28 E19 FOP= S7 E22 N7 W22$ E47$.

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	0210	GARAGE U	0	0	20	20	1.00	UT	0.00	0.00	100	0	0	3	100	2,424	
2	0261	PRCH, UOP	0	0	12	16	1.00	UT	0.00	0.00	100	0	0	3	100	576	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
5	0169	FENCE/WOOD	0	0	0	0	240.00	UT	7.50	7.50	100	1993	1993	3	100	1,800	
6	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2014	2014	3	100	1,200	
7	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	
8	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	
9	0104	GENERATOR	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	2021	2020		70	4,200	

LAND DESCRIPTION

TOTAL OB/XF 18,200

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	0102	C	SFR/MH	0		*RSFMH	0.00	0.00	1.04	AC		1.00	1.00	1.00	11,500.00	11,500.00	11,960							

REVIEW DATE 11/16/2020 BY BC Total Acres: 1.04 Total Land Value: 11,960 Market: 0 Agricultural: 0 Common: 11,960 PRINTED 11/17/2026 BY SYS