W1/2 OF W1/2 OF SE1/4 OF NE1/4 & W1/2 OF W1/2 OF NE1/4 OF NE1/4 LYING S OF US-90 &

KOPP ROBERT E
9392 US 90 W
LAKE CITY, FL 32055

2027

26-3S-15-00235-000

BUILDING CHARACTERISTICS

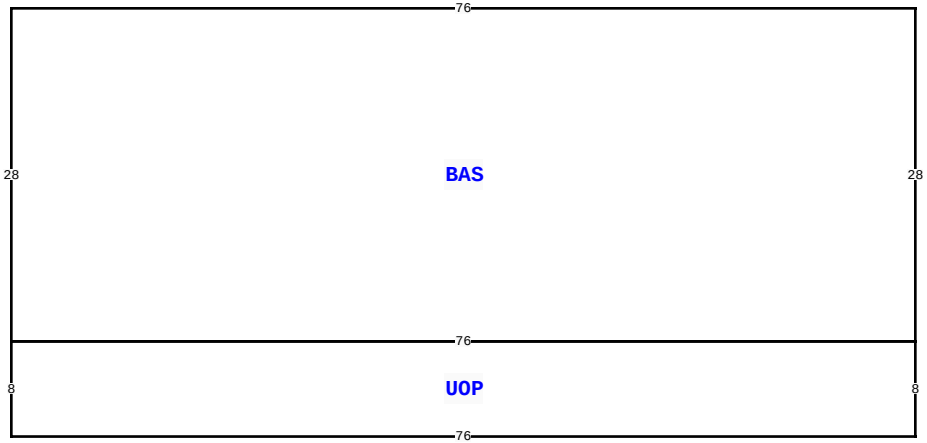
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	26315.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,128	100		2,128	126,157
UOP	608	25		152	9,011
TOTALS	2,736			2,280	135,169

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	115.9000	107.79	245,761	1995	1995	0	0	0	45.00	55.00

3 MANUF 1 100% - 0 Heated Area: 2128 HX Base Yr



9360 W US HIGHWAY 90 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/16/2023 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	0030	BARN,MT	0	100	72	40	2,880.00	UT	12.00	12.00	50	0	0	3	50	17,280	
2	0030	BARN,MT	0	0	65	39	2,535.00	UT	10.00	10.00	20	0	0	3	20	5,070	
3	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2000	2000	3	100	1,200	
4	0030	BARN,MT	0	100	0	0	1.00	UT	0.00	0.00	100	2000	2000	3	100	3,000	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
6	0070	CARPORT UF	0	100	0	0	1.00	UT	1,500.00	1,500.00	100	2023	2022		100	1,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		135,169
TOTAL MARKET OB/XF VALUE		35,050
TOTAL LAND VALUE - MARKET		125,280
TOTAL MARKET VALUE		181,785
SOH/AGL Deduction		80,272
ASSESSED VALUE		101,513
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		50,102
TOTAL JUST VALUE		295,499
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		296,953

XFOB:3:1: NOBILITY M H

BLDG:1:1: NOBILITY MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16927	M H	125	05/04/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S28 UOP= S8 E76 N8 W76$ E76 N28$.

LAND DESCRIPTION

TOTAL OB/XF 35,050

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	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	6,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	19.88	AC		1.00	1.00	1.00	280.00	280.00	5,566							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	19.88	AC		1.00	1.00	1.00	6,000.00	6,000.00	119,280							

REVIEW DATE 02/24/2023 BY KS Total Acres: 20.88 Total Land Value: 11,566 Market: 119,280 Agricultural: 5,566 Common: 6,000 PRINTED 11/16/2026 BY SYS