LOT 1 CEDAR HILLS S/D.

678-262, 803-2639, 857-672, DC 1

DILLON CHRISTINE DUBE
210 NE SUWANNEE RIVER DR
MAYO, FL 32066

2027

26-3S-15-00270-101

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	02	SHED 100
Roof Cover	02	ROLL COMP 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	01	NONE 100
Heating Type	02	CONVECTION 100
Bedrooms		1 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0102	SFRES/MOBILE HOME

MAP NUM | MKT AREA 01

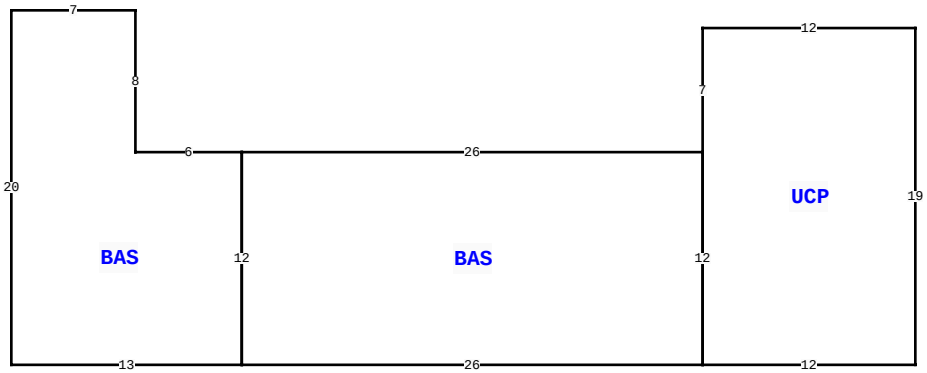
NEIGHBORHOOD/LOC 26315.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	212	100		212	2,336
BAS	312	100		312	3,438
UCP	228	20		46	507
TOTALS	752			570	6,280

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	570	40.0680	44.07	25,120	1990	1990	0	0	40	35.00	25.00

1 SINGLE FAM 0% - 0 Heated Area: 524 HX Base Yr



182 SW MIKES GLN, LAKE CITY

BLD DATE		LGL DATE	04/22/2026 MLU
XF DATE		LAND DATE	
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	0040	BARN,POLE	0	0	0	0	1.00	UT	500.00	500.00	50	0	0	3	50	250	
2	0294	SHED WOOD/	0	0	30	50	1.00	UT	6,500.00	6,500.00	75	1996	1996	3	75	4,875	
3	0280	POOL R/CON	0	0	26	12	312.00	UT	70.00	70.00	10	1996	1996	3	10	2,184	
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
5	0166	CONC,PAVMT	0	0	0	0	930.00	UT	1.50	1.50	100	1996	1996	3	100	1,395	
6	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	800	
7	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	100	
8	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
9	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	400	
10	9910	RV SITE/RE	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	2016	2016	3	100	1,150	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	22,605
TOTAL MARKET OB/XF VALUE	17,404
TOTAL LAND VALUE - MARKET	44,000
TOTAL MARKET VALUE	84,009
SOH/AGL Deduction	0
ASSESSED VALUE	84,009
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	84,009
TOTAL JUST VALUE	84,009
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	131,197

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40124	ELECTRICAL	0	07/09/2020
10738	POOL	80	02/12/1996
9325	M H	125	02/06/1995
8120	PUMP/UTPOL	30	02/28/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1565/947	4/01/2026	WD	Q	I	01	85,000
GRANTOR: CARLE TAMMY						
GRANTEE: DILLON CHRISTINE DU						
0855/0571	4/10/1995	QC	Q	I	01	0
GRANTOR: REGINA SAPP						
GRANTEE: KENNETH CARLE						

BUILDING NOTES

BUILDING DIMENSIONS

UCP= N19 W12 S7 BAS= W26 BAS= W6 N8 W7 S20 E13 N12$ S12 E26 N12$ S12 E12$.

LAND DESCRIPTION

TOTAL OB/XF 14,354

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		A-1	0.00	0.00	0.50	LT		1.00	1.00	0.80	55,000.00	44,000.00	22,000							
2	0100	C	SFR	0		00	0.00	0.00	0.50	LT		1.00	1.00	0.80	55,000.00	44,000.00	22,000							

REVIEW DATE 10/12/2026 BY TP Total Acres: 4.08 Total Land Value: 44,000 Market: 0 Agricultural: 0 Common: 44,000 PRINTED 11/17/2026 BY SYS

LOT 1 CEDAR HILLS S/D.

678-262, 803-2639, 857-672, DC 1

DILLON CHRISTINE DUBE
210 NE SUWANNEE RIVER DR
MAYO, FL 32066

2027

26-3S-15-00270-101

BUILDING CHARACTERISTICS

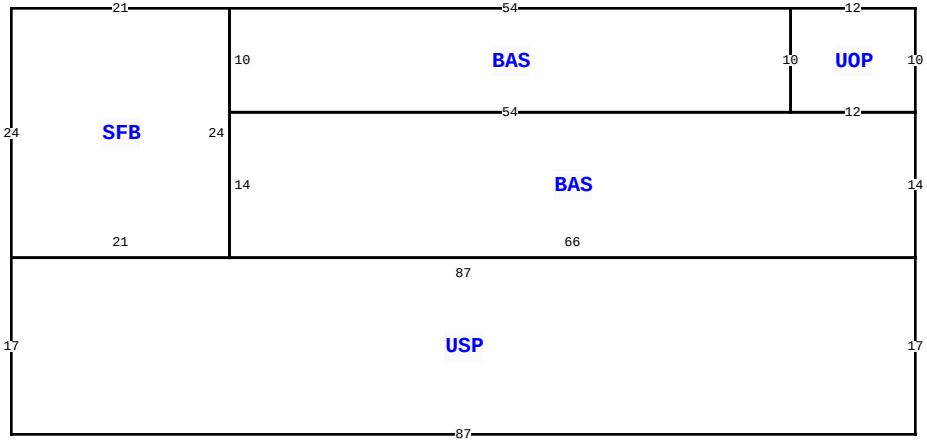
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0102	SFRES/MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	26315.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	540	100		540	3,650
BAS	924	100		924	6,246
SFB	504	80		403	2,724
UOP	120	25		30	203
USP	1,479	35		518	3,502
TOTALS	3,567			2,415	16,325

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0800	02	2,415	56.3400	33.80	81,627	1994	1994	0	0	30	60.00	20.00

2 MOBILE HME 0% - 0 Heated Area: 1968 HX Base Yr



182 SW MIKES GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 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
11	9910	RV SITE/RE	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	2016	2016	3	100	1,150	
12	0070	CARPORT UF	0	0	0	0	1.00	UT	1,500.00	1,500.00	100	2021	2020		100	1,500	
13	0169	FENCE/WOOD	0	0	0	0	1.00	UT	400.00	400.00	100	2021	2020		100	400	

COLUMBIA COUNTY PROPERTY

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TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	84,009
TOTAL JUST VALUE	84,009
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	131,197

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0855/0571	4/10/1995	QC	Q	I	01	0
GRANTOR: REGINA SAPP						
GRANTEE: KENNETH CARLE						

BUILDING NOTES

BUILDING DIMENSIONS

UOP= N10 W12 S10 E12$ BAS= W12 BAS= N10 W54 SFB= W21 S24 USP= S17 E87 N17 W87$ E21 N24$ S10 E54$ W54 S14 E66 N14$.

LAND DESCRIPTION

TOTAL OB/XF 3,050

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

REVIEW DATE 10/12/2026 BY TP Total Acres: 4.08 Total Land Value: 44,000 Market: 0 Agricultural: 0 Common: 44,000 PRINTED 11/17/2026 BY SYS