

BEG NE COR OF SW1/4 OF SW1/4,
 RUN W 657.75 FT, N 663.73 FT,
 E 657.27 FT, S 662.86 FT TO

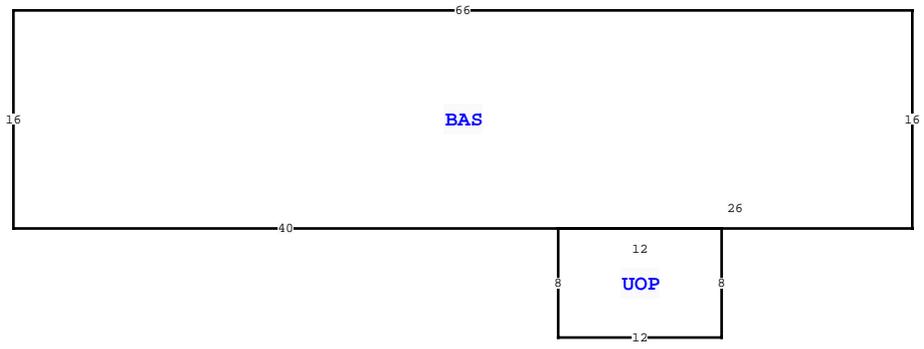
THOMAS RICHARD W JR
 591 SW BOZEMAN CT
 LAKE CITY, FL 32024

2026

26-3S-15-00275-010


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	31 VINYL SID 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	14 PREFIN MT 100				
Interior Wall	05 DRYWALL 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 01				
NEIGHBORHOOD/LOC	26315.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100		1,056	31,110
UOP	96	25		24	707
TOTALS	1,152			1,080	31,817

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MOBILE HME	100% - 1997			73.65	79,542	1996	1996	0	0	60.00	40.00
			Heated Area: 1056			HX Base Yr 1997						



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION BY			VALUATION SUMMARY	
Tax Group: 3	Tax Dist:		STANDARD	
BUILDING MARKET VALUE			31,817	
TOTAL MARKET OB/XF VALUE			18,500	
TOTAL LAND VALUE - MARKET			49,533	
TOTAL MARKET VALUE			99,850	
SOH/AGL Deduction			39,603	
ASSESSED VALUE			60,247	
TOTAL EXEMPTION VALUE	HX HB VX WR		44,164	
BASE TAXABLE VALUE			16,083	
TOTAL JUST VALUE			99,850	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			95,783	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34899	M H	576	02/01/2017
28806	M H	325	08/25/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1117/2330	3/23/2007	AG	Q	V	01	100

GRANTOR: JANICE FLATT (TRANSFE)
 GRANTEE: WANDA K & RICHARD W
 0932/1862 8/04/2001 AG Q V 01 100
 GRANTOR: VELMA C PERRY
 GRANTEE: JANICE FLATT (TRANS)

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/04/2026	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W66 S16 E40 UOP= S8 E12 N8 W12\$ E26 N16\$.	

EXTRA FEATURES																	
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	0070	CARPORT UF	0	100	0	0		1.00	UT 0.00	0.00	100	2005	2005	3	100	600	
2	0252	LEAN-TO W/	0	100	0	0		1.00	UT 0.00	0.00	100	2005	2005	3	100	300	
3	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100			3	100	7,000	
4	0285	SALVAGE	0	100	0	0		1.00	UT 0.00	0.00	100	2005	2005	3	100	500	
5	0261	PRCH, UOP	0	100	0	0		1.00	UT 0.00	0.00	100	2016	2016	3	100	400	
6	0070	CARPORT UF	0	100	0	0		1.00	UT 0.00	0.00	100	2016	2016	3	100	200	
7	0020	BARN,FR	0	100	0	0		1.00	UT 0.00	0.00	100	2016	2016	3	100	2,500	
8	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100	2023	2022		100	7,000	

LAND DESCRIPTION		TOTAL OB/XF																						
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	6.00	AC		1.00	1.00	0.85	9,500.00	8,075.00	48,450							
2	9630	C	SWAMP	0		A-1	0.00	0.00	4.01	AC		1.00	1.00	1.00	270.00	270.00	1,083							