

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

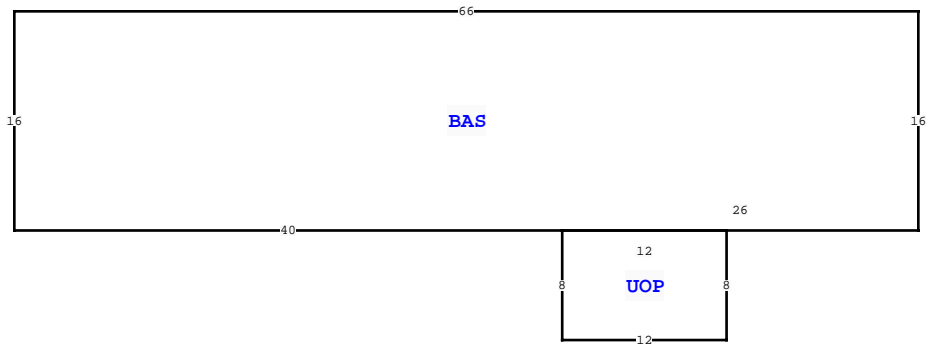
THOMAS RICHARD W JR
 591 SW BOZEMAN CT
 LAKE CITY, FL 32024

2026

26-3S-15-00275-010


BUILDING CHARACTERISTICS		CONSTRUCTION	
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
BAS	1,056	100	
UOP	96	25	
TOTALS	1,152		1,080 30,300

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	70.14	75,751	1996	1996	0	0	60.00	40.00
Heated Area: 1056 HX Base Yr 1997											



BAS

UOP

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			30,300	
TOTAL MARKET OB/XF VALUE			18,500	
TOTAL LAND VALUE - MARKET			49,533	
TOTAL MARKET VALUE			98,333	
SOH/AGL Deduction			38,086	
ASSESSED VALUE			60,247	
TOTAL EXEMPTION VALUE	HX HB VX WR		44,164	
BASE TAXABLE VALUE			16,083	
TOTAL JUST VALUE			98,333	
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)

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

TOTAL OB/XF												18,500												
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							

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\$.	