

COMM NE COR OF NW1/4 OF SW1/4,  
 RUN S 331.27 FT FOR POB, CONT  
 S 331.58 FT, W 657.27 FT, N

SIMMONS NICOLE L  
 721 SW BOZEMAN CT  
 LAKE CITY, FL 32024

**2026**

26-3S-15-00275-013  


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	01	FLAT 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	08	SHT VINYL 100
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200 MOBILE HOME	
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	26315.00 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	612	100
TOTALS	612	10,470

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%	- 2013		Heated Area: 612					HX Base Yr 2013	

12 51 12 51

**BAS**

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			10,470
TOTAL MARKET OB/XF VALUE			7,500
TOTAL LAND VALUE - MARKET			51,322
TOTAL MARKET VALUE			69,292
SOH/AGL Deduction			26,917
ASSESSED VALUE			42,375
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			17,375
TOTAL JUST VALUE			69,292
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			65,032

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1210/0074	2/17/2011	AG	U	I	40	45,000
GRANTOR: RALEIGH & BARBARA LIL						
GRANTEE: NICOLE L SIMMONS						
1122/1053	6/19/2007	WD	Q	I	04	0
GRANTOR: DARWIN PERRY						
GRANTEE: LILLEY						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W51 S12 E51 N12\$.	

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2013	2013	3	100	500	
2	9945	Well/Sept	0	100	0	0	1.00	UT	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	4.26	AC		1.00	1.00	1.00	12,000.00	12,000.00	51,120							
2	9630	C	SWAMP	100		A-1	0.00	0.00	0.75	AC		1.00	1.00	1.00	270.00	270.00	202							