COMM SW COR OF SE1/4 OF NW1/4,
RUN N 1350.24 FT TO POB, CONT
N 342.51 FT, W 635.69 FT, S

HOGER CLYDE L/HOGER JUDITH D
349 SW LOREN CT
LAKE CITY, FL 32024

2027

26-4S-15-00401-028

BUILDING CHARACTERISTICS

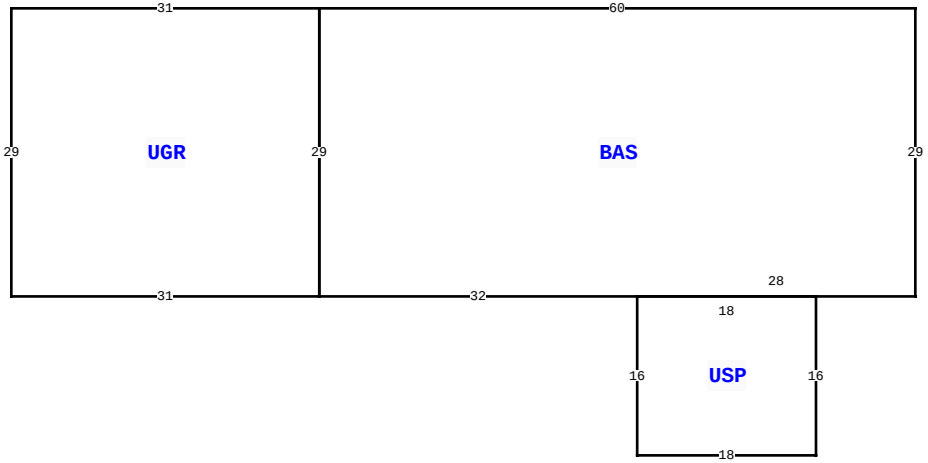
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		3 100
Stories	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	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	26415.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,740	100		1,740	103,155
UGR	899	45		405	24,010
USP	288	35		101	5,988
TOTALS	2,927			2,246	133,153

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,246	115.9000	107.79	242,096	2001	2001	0	0	0	45.00	55.00

4 MANUF 1 100% - 2003 Heated Area: 1740 HX Base Yr 2003



349 SW LOREN CT, LAKE CITY

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		133,153
TOTAL MARKET OB/XF VALUE		28,864
TOTAL LAND VALUE - MARKET		65,650
TOTAL MARKET VALUE		227,667
SOH/AGL Deduction		101,205
ASSESSED VALUE		126,462
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		75,051
TOTAL JUST VALUE		227,667
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		229,100

SALE:1:1: 10.43 AC WITH WELL & 2 SEPTIC TANKS

BLDG:1:1: FLEE MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20516	GARAGE	158	03/14/2003
19151	M H	125	01/24/2002
17761	M H	125	12/18/2000
14554	M H	125	09/25/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0947/2664	2/14/2002	WD	P	V	99	28,500
GRANTOR: DAVID & CATHERINE ROS						
GRANTEE: CLYDE & JUDITH HOGE						
0947/2662	2/09/2002	WD	Q	V	03	100
GRANTOR: TERRY M KELLY TRUSTEE						
GRANTEE: DAVID R & CATHERINE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 UGR= W31 S29 E31 N29$ S29 E32 USP= S16 E18 N16 W18$ E28 N29$.

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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	1995	1995	3	100	800	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2002	2002	3	100	1,200	
3	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	600	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0031	BARN,MT AE	0	100	32	56	1,792.00	UT	9.00	9.00	100	2013	2013	3	100	16,128	
6	0251	LEAN TO W/	0	100	16	56	896.00	UT	3.50	3.50	100	2013	2013	3	100	3,136	

LAND DESCRIPTION

TOTAL OB/XF 28,864

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	13,000.00	13,000.00	13,000							
2	0000	C	VAC RES	100		A-1	0.00	0.00	4.05	AC		1.00	1.00	1.00	13,000.00	13,000.00	52,650							

REVIEW DATE 10/14/2025 BY KS Total Acres: 5.05 Total Land Value: 65,650 Market: 0 Agricultural: 0 Common: 65,650 PRINTED 11/17/2026 BY SYS