LOT 3 BLOCK B LANGTREE S/D.

812-2385, 884-1809, DC 1482-1588

HATLEY WEYMETH/HATLEY GALE
8160 SW COUNTY RD 242
LAKE CITY, FL 32024

2027

26-4S-15-00401-123

BUILDING CHARACTERISTICS

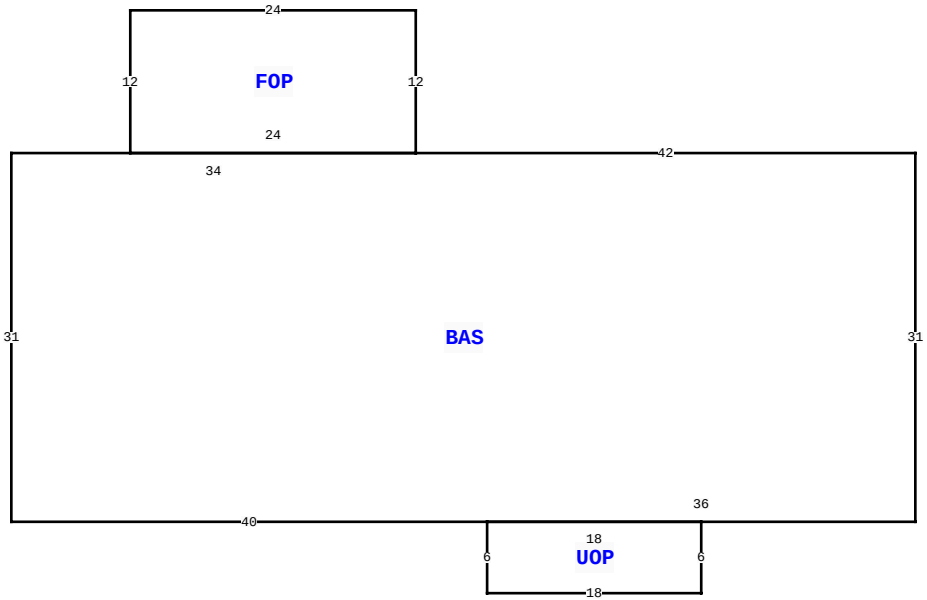
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 50
Exterior Wall	32	HARDIE BRD 50
Roof Structur	04	WOOD TRUSS 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 90
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	26415.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,356	100		2,356	219,332
FOP	288	35		101	9,402
UOP	108	25		27	2,514
TOTALS	2,752			2,484	231,248

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,484	116.4000	108.25	268,893	2013	2018	0	0	0	14.00	86.00

2 MANUF 1 0% - 2025 Heated Area: 2356 HX Base Yr



8160 SW COUNTY ROAD 242 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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
1	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	500	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	0	12	12	144.00	UT	9.00	9.00	100	2013	2013	3	100	1,296	
5	0296	SHED METAL	0	0	18	24	432.00	UT	9.00	9.00	100	2013	2013	3	100	3,888	
6	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	
7	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	
8	0060	CARPORT F	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	600	
9	0263	PRCH,USP	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	600	
10	0251	LEAN TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 16,084

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	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

REVIEW DATE 04/17/2026 BY TP Total Acres: 5.04 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	231,248
TOTAL MARKET OB/XF VALUE	18,584
TOTAL LAND VALUE - MARKET	65,000
TOTAL MARKET VALUE	314,832
SOH/AGL Deduction	1,645
ASSESSED VALUE	313,187
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	313,187
TOTAL JUST VALUE	314,832
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	284,715

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052730	Roof Replacement	14,250	03/27/2025
30742	M H	0	01/24/2013
25498	MAINT/ALTR	70	02/06/2007
11033	M H	125	04/15/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1559/731	1/26/2026	WD	Q	I	01	380,000
GRANTOR: WARD GWEN J						
GRANTEE: HATLEY WEYMETH						
0812/2385	11/28/1994	AD	Q	V	01	17,900
GRANTOR: TERRY KELLY						
GRANTEE: GERALD R & GWEN WAR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W42 FOP= N12 W24 S12 E24$ W34 S31 E40 UOP= S6 E18 N6 W18$ E36 N31$.

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2027

26-4S-15-00401-123

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MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	26415.010 1.00/		

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TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
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COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 — 3

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11	0060	CARPORT F	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,700	
12	0120	CLFENCE 4	0	0	0	0	1.00	UT	800.00	800.00	100	2026	2025		100	800	

TOTAL OB/XF 2,500

LAND DESCRIPTION

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 04/17/2026 BY TP — Total Acres: 5.04 — Total Land Value: 65,000 — Market: 0 — Agricultural: 0 — Common: 65,000 — PRINTED 11/17/2026 BY SYS