LOT 4 BLOCK B LANGTREE S/D.

ORB 796-2107, 839-2078,

OLIVER MONICA M
8058 SW CR 242
LAKE CITY, FL 32024

2027

26-4S-15-00401-124

BUILDING CHARACTERISTICS

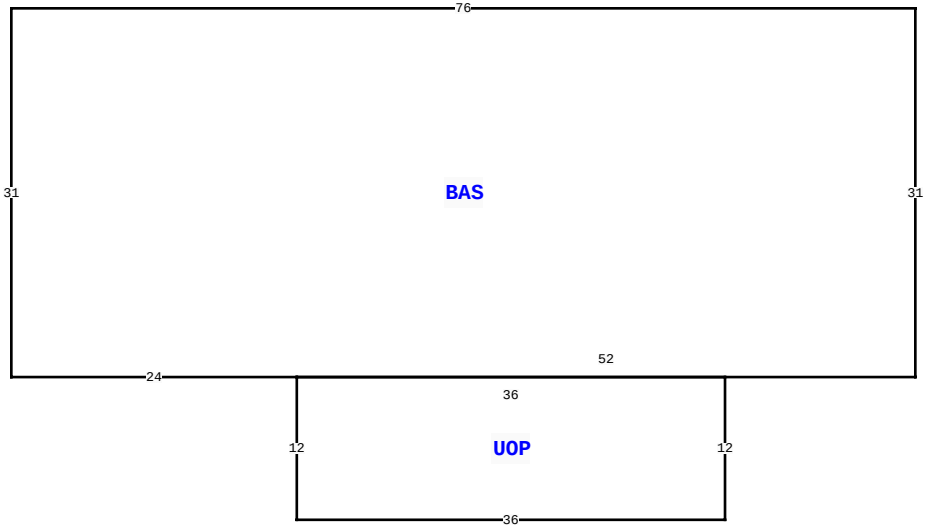
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Stories	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	26415.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,356	100		2,356	142,084
UOP	432	25		108	6,513
TOTALS	2,788			2,464	148,598

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,464	117.9000	109.65	270,178	1998	1998	0	0	0	45.00	55.00

2 MANUF 1 100% - 2019 Heated Area: 2356 HX Base Yr 2019



8058 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	600	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
5	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
6	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	
7	0169	FENCE/WOOD	0	100	0	0	1.00	UT	600.00	600.00	100	2026	2025		100	600	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		148,598
TOTAL MARKET OB/XF VALUE		12,800
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		226,398
SOH/AGL Deduction		119,761
ASSESSED VALUE		106,637
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		55,226
TOTAL JUST VALUE		226,398
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		227,997

PRMT:3:1: GONZALES

SALE:2:1: 20 YEAR MORTGAGE AT 12% INT

BLDG:1:1: 1995 SKYL MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
29763	M H	580	11/07/2011
19145	M H	125	01/23/2002
12835	M H	125	07/30/1997
12792	PUMP/UTPOL	30	07/18/1997
9148	M H	125	12/08/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1050/2363	7/01/2005	WD	Q	I		115,500
GRANTOR: BAGGETT						
GRANTEE: OLIVER						
0994/2966	9/15/2003	WD	Q	I		87,800
GRANTOR: JAMES CARTER 7 ANGELI						
GRANTEE: ELMER & PEGGY BAGGE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S31 E24 UOP= S12 E36 N12 W36$ E52 N31$.

LAND DESCRIPTION

TOTAL OB/XF 12,800

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

REVIEW DATE 10/14/2025 BY JB Total Acres: 5.01 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS