LOT 7 BLOCK B LANGTREE S/D.

812-2389, 841-986, 1024-2309, QC

BAXTER CALVIN SR REVOCABLE LIVING TRUST DATED AUGU
3524 CYPRESS LAKE RD
LAKE CITY, FL 32024

2027

26-4S-15-00401-127

BUILDING CHARACTERISTICS

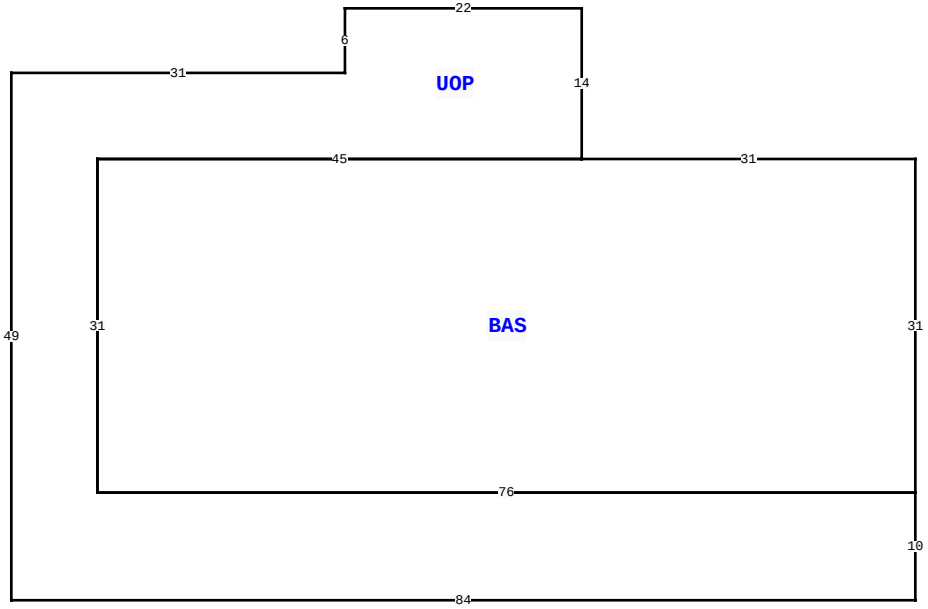
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Stories	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	26415.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,356	100		2,356	66,665
UOP	1,644	25		411	11,630
TOTALS	4,000			2,767	78,295

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,767	117.9000	70.74	195,738	2002	2002	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2020 Heated Area: 2356 HX Base Yr 2020



3524 SW CYPRESS LAKE RD, 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	2004	2004	3	100	1,200	
2	0040	BARN,POLE	0	100	20	24	480.00	UT	4.50	4.50	100	2004	2004	3	100	2,160	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		78,295
TOTAL MARKET OB/XF VALUE		10,360
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		153,655
SOH/AGL Deduction		41,544
ASSESSED VALUE		112,111
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		60,700
TOTAL JUST VALUE		153,655
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		153,655

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38229	MAINT/ALTR	75	06/13/2019

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1550/860	9/27/2025	QC	U	I	11	100
GRANTOR: BAXTER CALVIN SR						
GRANTEE: BAXTER CALVIN SR RE						
1379/0770	2/22/2019	WD	Q	I	01	40,000
GRANTOR: B & B ENTERPRISING PR						
GRANTEE: CALVIN BAXTER SR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W31 UOP= N14 W22 S6 W31 S49 E84 N10 W76 N31 E45$ W45 S31 E76 N31$.

LAND DESCRIPTION

TOTAL OB/XF 10,360

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: 5.05 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS