

LOT 14 BLOCK B BRANDON HGTS S/D.
746-1468, 778-050, 803-2490, 803

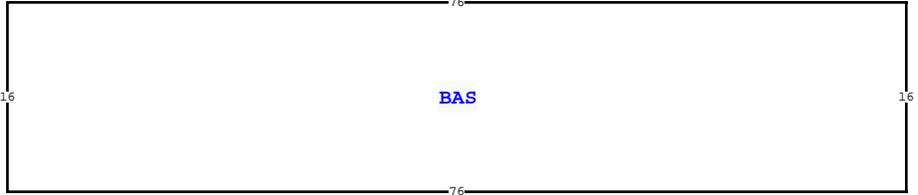
ZYLBERKAN DOUGLAS/DOS SANTOS DANIELE SILVA
316 SE BRANDON DR
LAKE CITY, FL 32025

2026

26-4S-17-08749-134
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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		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

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%	- 2026		Heated Area: 1216					HX Base Yr 2026		



Quality	05	05			
DOR CODE	0200 MOBILE HOME				
MAP NUM		MKT AREA 02			
NEIGHBORHOOD/LOC	26417.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,216	100		1,216	39,401
TOTALS	1,216			1,216	39,401

316 SE BRANDON DR, LAKE CITY

BLD DATE	11/05/1998	JS	LGL DATE	
XF DATE			LAND DATE	03/15/2022
INC DATE			AG DATE	MLU

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	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	100	2005	2005	3	100	1,200	
2	9947	Septic	0	100	0	0		1.00	UT 3,000.00	100			3	100	3,000	

TOTAL OB/XF 4,200

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		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	12,500.00	12,500.00	12,500							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		39,401	
TOTAL MARKET OB/XF VALUE		4,200	
TOTAL LAND VALUE - MARKET		12,500	
TOTAL MARKET VALUE		56,101	
SOH/AGL Deduction		0	
ASSESSED VALUE		56,101	
TOTAL EXEMPTION VALUE		HX HB 31,101	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		56,101	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		49,649	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9388	M H	125	02/24/1995
7716	M H	100	10/22/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1545/1817	7/25/2025	WD	Q	I	01	74,800
GRANTOR: BAKER DAVID W						
GRANTEE: ZYLBERKAN DOUGLAS						
1517/2520	6/25/2024	LE	U	I	14	100
GRANTOR: BAKER DAVID W						
GRANTEE: BAKER DAVID W (ENH)						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W76 S16 E76 N16\$.