

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

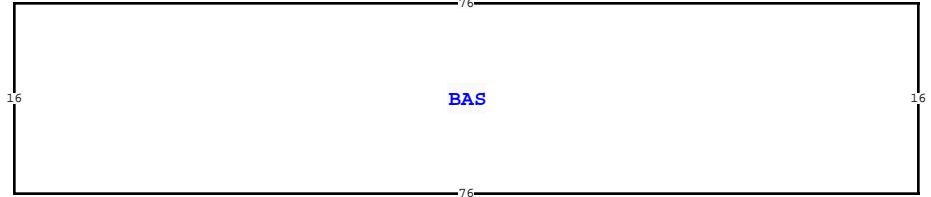
ZYLBERKAN DOUGLAS/DOS SANTOS DANIELE SILVA
316 SE BRANDON DR
LAKE CITY, FL 32025

2026

26-4S-17-08749-134
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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		
0800	02	1,216	114.9000	68.94	83,831	1995	2005	0	0	53.00	47.00		
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	SUBAREA MARKET VALUE
BAS	1,216	39,401
TOTALS	1,216	39,401

316 SE BRANDON DR, LAKE CITY

BLD DATE	11/05/1998	JS	LGL DATE	
XF DATE			LAND DATE	05/08/2026
INC DATE			AG DATE	MLU

EXTRA FEATURES																
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	

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		39,401
TOTAL MARKET OB/XF VALUE		4,200
TOTAL LAND VALUE - MARKET		20,000
TOTAL MARKET VALUE		63,601
SOH/AGL Deduction		0
ASSESSED VALUE		63,601
TOTAL EXEMPTION VALUE	HX HB	38,601
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		63,601
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	Q	I	01	74,800
GRANTOR: BAKER DAVID W						
GRANTEE: ZYLBERKAN DOUGLAS						
1517/2520	6/25/2024	LE U	U	I	14	100
GRANTOR: BAKER DAVID W						
GRANTEE: BAKER DAVID W (ENH)						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W76 S16 E76 N16\$.

LAND DESCRIPTION														TOTAL OB/XF										
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	20,000.00	20,000.00	20,000							