LOT 10 BLOCK C BRANDON HGTS
S/D. ORB 746-1479, 778-054
796-1674, LIFE EST 866-1112,

RINGER DAWN RENEE
199 SW DISCOVERY PL
LAKE CITY, FL 32025

2027

26-4S-17-08749-160

BUILDING CHARACTERISTICS

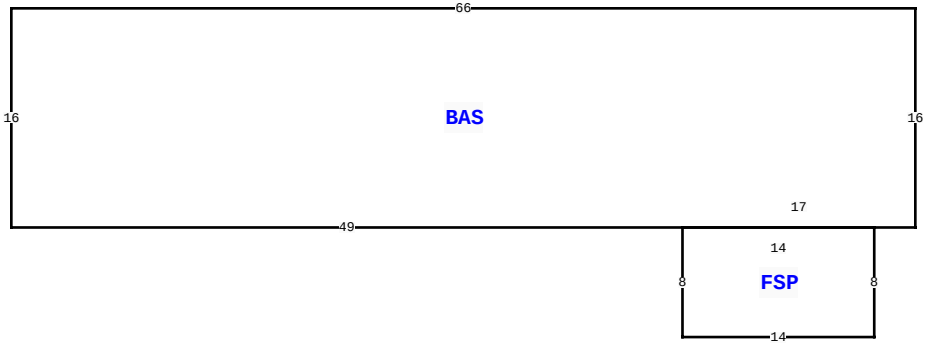
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
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	1,056	100		1,056	29,880
FSP	112	40		45	1,273
TOTALS	1,168			1,101	31,154

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,101	117.9000	70.74	77,885	1994	1994	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 1056 HX Base Yr



259 SE SUZANNE WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	0210	GARAGE U	0	0	24	24	1.00	UT	0.00	0.00	100	0	0	3	100	3,000	
2	0120	CLFENCE 4	0	0	0	0	430.00	UT	2.50	2.50	50	0	0	3	50	538	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	31,154
TOTAL MARKET OB/XF VALUE	6,538
TOTAL LAND VALUE - MARKET	20,000
TOTAL MARKET VALUE	57,692
SOH/AGL Deduction	1,613
ASSESSED VALUE	56,079
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	56,079
TOTAL JUST VALUE	57,692
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	57,692

PERMIT NUM	DESCRIPTION	AMT	ISSUED
8440	M H	125	06/02/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1319/2228	8/04/2016	LE	U	I	14	100
GRANTOR: GERALD P GILLIS SR (R						
GRANTEE: DAWN RENEE RINGER (						
1270/0849	2/25/2014	WD	Q	I	01	34,900
GRANTOR: WILLIAM DALE FOWLER						
GRANTEE: GERALD P GILLIS SR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S16 E49 FSP= S8 E14 N8 W14$ E17 N16$.

LAND DESCRIPTION

TOTAL OB/XF 6,538

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		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000							

REVIEW DATE 06/20/2017 BY BC Total Acres: 0.50 Total Land Value: 20,000 Market: 0 Agricultural: 0 Common: 20,000 PRINTED 11/17/2026 BY SYS