COMM NE COR OF SE1/4 OF NE1/4
RUN W 30 FT TO THE WEST R/W OF
DAISY RD, THEN S ALONG R/W 40

MATTHEWS CHARLENE A NAVEIRA
9446 141ST LANE
LIVE OAK, FL 32060

2027

26-5S-15-00483-112

BUILDING CHARACTERISTICS

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		3 100
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

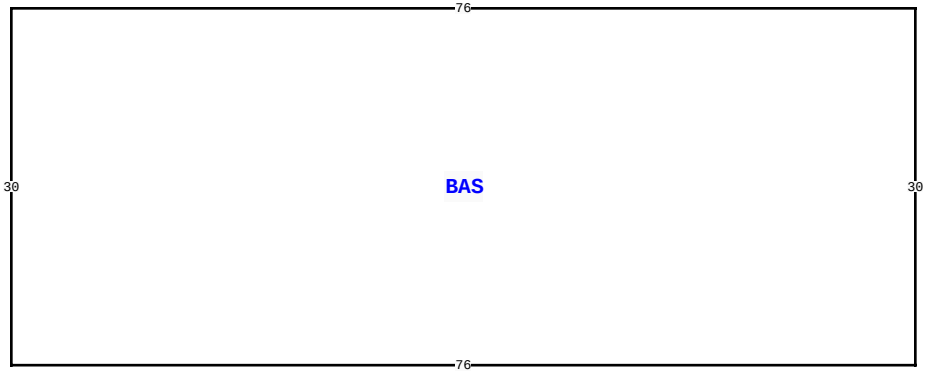
NEIGHBORHOOD/LOC 26515.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100		2,280	135,169
TOTALS	2,280			2,280	135,169

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,280	115.9000	107.79	245,761	2005	2005	0	0	0	45.00	55.00

1 MANUF 1 100% - 2006 Heated Area: 2280 HX Base Yr 2006



194 SW WEATHERBY PL, LAKE CITY

BLD DATE | LGL DATE
XF DATE | LAND DATE 05/06/2026 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	0296	SHED METAL	0	100	24	12	288.00	UT	5.00	5.00	100	2005	2005	3	100	1,440	
2	0070	CARPORT UF	0	100	16	16	256.00	UT	3.00	3.00	100	2005	2005	3	100	768	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
5	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	800	
6	0261	PRCH, UOP	0	100	0	0	1.00	UT	300.00	300.00	100	2026	2025		100	300	
7	0261	PRCH, UOP	0	100	0	0	1.00	UT	200.00	200.00	100	2026	2025		100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		135,169
TOTAL MARKET OB/XF VALUE		11,708
TOTAL LAND VALUE - MARKET		65,130
TOTAL MARKET VALUE		212,007
SOH/AGL Deduction		94,315
ASSESSED VALUE		117,692
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		66,281
TOTAL JUST VALUE		212,007
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		213,461

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045625	Roof Replacement	12,750	10/05/2022
22758	M H	375	02/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1036/0724	1/15/2005	WD	Q	V		45,000
GRANTOR: BRETT SLOAN						
GRANTEE: EARL W & CHARLENE A						
0998/1097	10/19/2003	WD	Q	V		33,500
GRANTOR: MIRIAM & OSCAR M PLA						
GRANTEE: BRETT SLOAN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S30 E76 N30$.

LAND DESCRIPTION

TOTAL OB/XF 11,708

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	5.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,130							

REVIEW DATE 03/16/2026 BY JB Total Acres: 5.01 Total Land Value: 65,130 Market: 0 Agricultural: 0 Common: 65,130 PRINTED 11/17/2026 BY SYS