COMM SE COR OF E1/2 OF NE1/4, N FT, CONT W 559.94 FT, N 6 DEG E DEG E 83.72 FT FOR POB, CONT N 6

REGISTER MARK H/STUBBS MELISSA
456 NW NEWTONS CT
LAKE CITY, FL 32055

2027

27-2S-16-01754-008

BUILDING CHARACTERISTICS

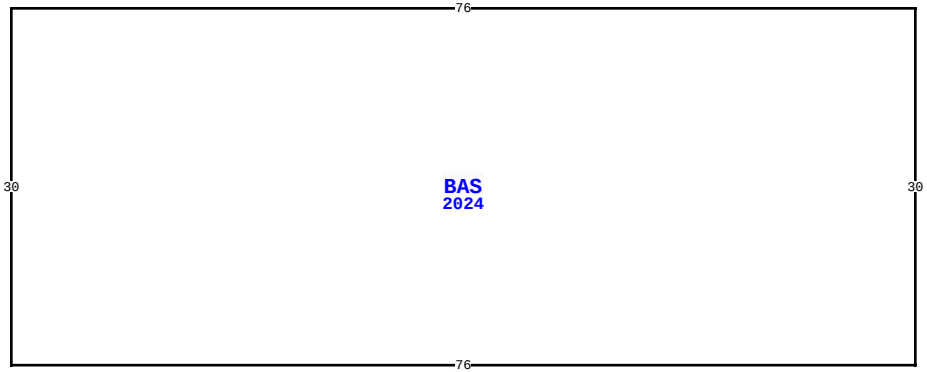
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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 03
NEIGHBORHOOD/LOC	27216.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100	2024	2,280	236,008
TOTALS	2,280			2,280	236,008

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	2,280	113.5000	108.96	248,429	2022	2022	0	0	0	5.00	95.00

1 MANUF 2 100% - 2024 Heated Area: 2280 HX Base Yr 2024



456 NW NEWTONS CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 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	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	2024	2023		100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		236,008
TOTAL MARKET OB/XF VALUE		7,000
TOTAL LAND VALUE - MARKET		80,160
TOTAL MARKET VALUE		323,168
SOH/AGL Deduction		7,054
ASSESSED VALUE		316,114
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		264,703
TOTAL JUST VALUE		323,168
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		325,637

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048312	Mobile Home		10/02/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1496/277	7/28/2023	WD	Q	V	03	105,000

GRANTOR: NEWTON JESSIE R

GRANTEE: REGISTER MARK H

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=15,17] E76 S30 W76 N30 $

.

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	10.02	AC		1.00	1.00	1.00	8,000.00	8,000.00	80,160							

REVIEW DATE 12/04/2023 BY JB Total Acres: 10.02 Total Land Value: 80,160 Market: 0 Agricultural: 0 Common: 80,160 PRINTED 11/17/2026 BY SYS