LOT 29 WINDSOR COURT S/D PHS 1
WD 1040-1146, WD 1040-1147, AG 1

HILLIMAN DUKE
156 NW CARRIAGE GLN
LAKE CITY, FL 32055

2027

27-3S-16-02315-129

BUILDING CHARACTERISTICS

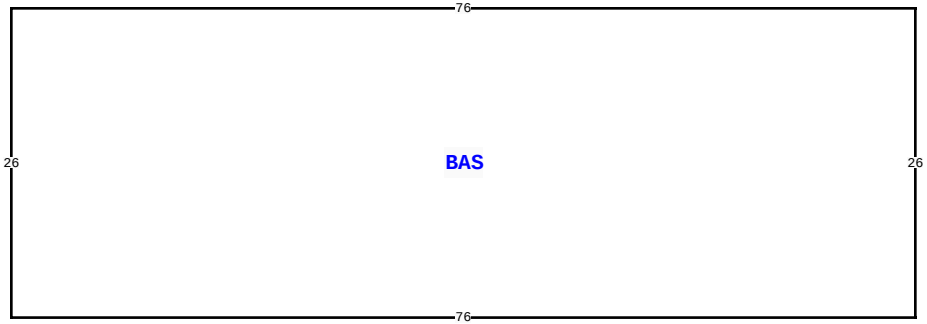
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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 06
NEIGHBORHOOD/LOC	27316.090	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,976	100		1,976	175,040
TOTALS	1,976			1,976	175,040

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	1,976	116.8000	112.13	221,569	2005	2015	0	0	0	21.00	79.00

1 MANUF 2 0% - 2021 Heated Area: 1976 HX Base Yr



156 NW CARRIAGE GLN, LAKE CITY

BLD DATE		LGL DATE	04/14/2026 MLU
XF DATE		LAND DATE	
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	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	500	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,000	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0081	DECKING WI	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	100	
5	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	100	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	175,040
TOTAL MARKET OB/XF VALUE	8,700
TOTAL LAND VALUE - MARKET	25,000
TOTAL MARKET VALUE	208,740
SOH/AGL Deduction	0
ASSESSED VALUE	208,740
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	208,740
TOTAL JUST VALUE	208,740
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	210,566

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23009	M H	365	04/08/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1406/0129	2/14/2020	WD	Q	I	01	135,000
GRANTOR: B SIMPLE INVESTMENT P						
GRANTEE: DUKE HILLIMAN						
1383/1640	4/30/2019	WD	U	I	37	60,000
GRANTOR: DANIEL R & MARY E THO						
GRANTEE: B SIMPLE INVESTMENT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S26 E76 N26$.

LAND DESCRIPTION

TOTAL OB/XF 8,700

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	25,000.00	25,000.00	25,000							

REVIEW DATE 03/28/2023 BY KS Total Acres: 0.50 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 11/17/2026 BY SYS