

LOT 6 TURNER MEADOWS S/D.
504-315, WD 1175-844, WD 1326-14

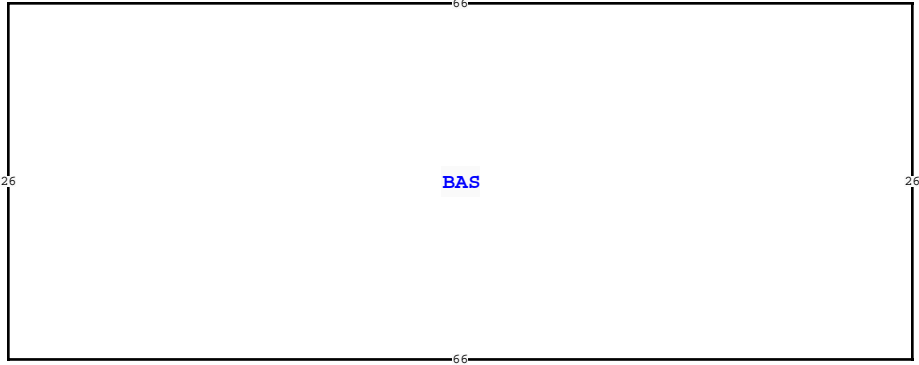
GERHARDT JESSICA DAWN
6068 SANCTUARY GARDEN BLVD
PORT ORANGE, FL 32128

2026

27-3S-16-02317-006
[Barcode]

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 Floor	14	CARPET	70
Interior Floor	08	SHT VINYL	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architctual Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	06

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	1,716	115.7000	108.76	186,632	1996	1996	0	0	45.00	55.00
1 MANUF 1 0% - 0 Heated Area: 1716 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			102,648
TOTAL MARKET OB/XF VALUE			9,800
TOTAL LAND VALUE - MARKET			15,725
TOTAL MARKET VALUE			128,173
SOH/AGL Deduction			27,465
ASSESSED VALUE			100,708
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			100,708
TOTAL JUST VALUE			128,173
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			128,173

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,716	100		1,716	102,648
TOTALS	1,716			1,716	102,648

NEIGHBORHOOD/LOC		27316.040 1.00/	
BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34791	M H	689	12/30/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1365/0715	7/18/2018	LE U		I	14	100
GRANTOR: SCOTT PARK INC						
GRANTEE: DARYL W SCOTT (LIFE						
1326/0148	11/11/2016	WD Q		V	01	11,000
GRANTOR: JAMES CALVIN STEPHENS						
GRANTEE: SCOTT PARK INC						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100
4	0081	DECKING WI	0	0	0	0	1.00	UT	0.00	0.00	100
5	0261	PRCH, UOP	0	0	0	0	1.00	UT	800.00	800.00	100

TOTAL OB/XF												9,800			
303 NW KENMORE GLN, LAKE CITY															

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W66 S26 E66 N26\$.											

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	0			0.00	0.00	1.00	LT		1.00	1.00	0.85	18,500.00	15,725.00	15,725							