LOT 2 BLOCK D WEST LAKE CITY HIL ADDITION #1.

RENNIE SHEILA M
1836 CREEK BANK DR
MIDDLEBURG, FL 32068

2027

27-3S-16-02343-001

BUILDING CHARACTERISTICS

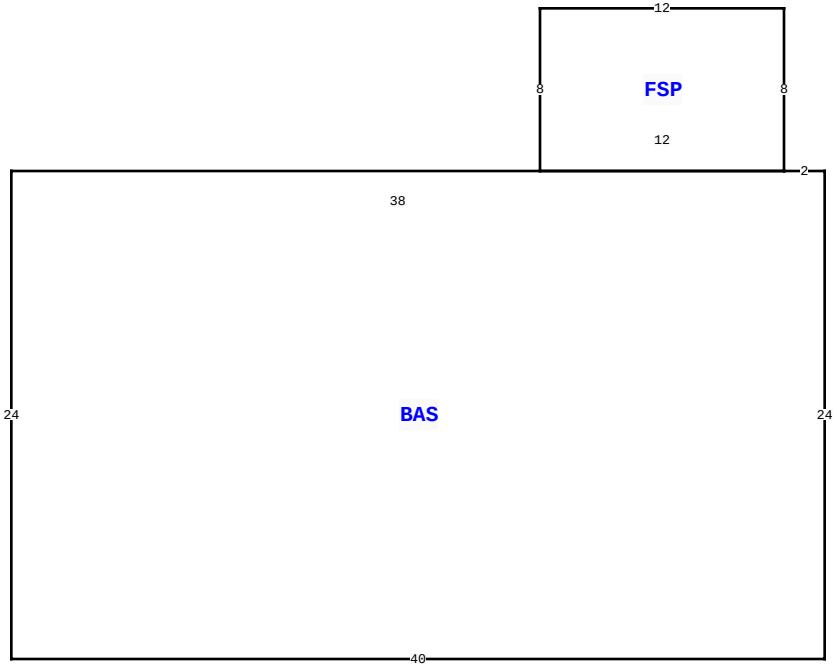
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	01	FLAT 100
Roof Cover	14	PREFIN MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	27316.070	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	20,694
FSP	96	40		38	819
TOTALS	1,056			998	21,513

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	998	89.8200	53.89	53,782	1979	1979	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 960 HX Base Yr



185 NW SPICE LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	200	
2	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	300	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	21,513
TOTAL MARKET OB/XF VALUE	7,800
TOTAL LAND VALUE - MARKET	12,000
TOTAL MARKET VALUE	41,313
SOH/AGL Deduction	4,131
ASSESSED VALUE	37,182
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	37,182
TOTAL JUST VALUE	41,313
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	41,313

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1315/0040	5/05/2016	WD	U	I	14	100
GRANTOR: SHEILA M RENNIE (ENHA						
GRANTEE: DANIEL C MANN & MAT						
1299/0243	7/21/2015	QC	U	I	11	100
GRANTOR: JOHN E B, ANGELA E &						
GRANTEE: SHEILA M RENNIE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W2 FSP= N8 W12 S8 E12$ W38 S24 E40 N24$.

LAND DESCRIPTION

TOTAL OB/XF 7,800

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	127.00	187.00	1.00	LT		1.00	1.00	1.00	12,000.00	12,000.00	12,000							

REVIEW DATE 03/28/2023 BY KS Total Acres: 0.55 Total Land Value: 12,000 Market: 0 Agricultural: 0 Common: 12,000 PRINTED 11/17/2026 BY SYS