LOT 4, BLOCK G WEST LAKE CITY HI BOWSER CHARLES

462-619, 576-546, 664-269, WD 10 ,

2027

27-3S-16-02345-022

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 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		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME

MAP NUM MKT AREA 06

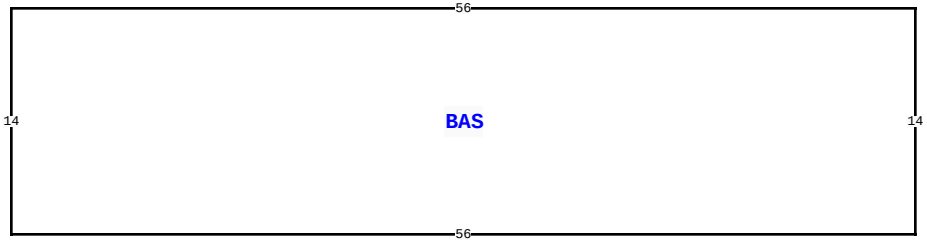
NEIGHBORHOOD/LOC 27316.070 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	784	100		784	73,265
TOTALS	784			784	73,265

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	784	112.9000	105.00	82,320	2019	2019	0	0	0	11.00	89.00

2 MANUF 1 0% - 0 Heated Area: 784 HX Base Yr



173 NW WILTON WAY, 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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	0081	DECKING WI	0	0	0	0	1.00	UT	300.00	300.00	100	2023	2022		100	300	
3	0070	CARPORT UF	0	0	0	0	1.00	UT	1,000.00	1,000.00	100	2023	2022		100	1,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	73,265
TOTAL MARKET OB/XF VALUE	8,300
TOTAL LAND VALUE - MARKET	14,400
TOTAL MARKET VALUE	95,965
SOH/AGL Deduction	1,625
ASSESSED VALUE	94,340
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	94,340
TOTAL JUST VALUE	95,965
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	96,753

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37575	M H	350	12/28/2018
31398	M H	446	08/27/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1373/2212	12/04/2018	WD	Q	V	01	12,900
GRANTOR: JOSEPH W WOOD JR						
GRANTEE: CHARLES BOWSER						
1181/1296	9/24/2009	WD	Q	V	01	20,500
GRANTOR: PC LAND & CATTLE LLC						
GRANTEE: JOSEPH W WOOD JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S14 E56 N14$.

LAND DESCRIPTION

TOTAL OB/XF 8,300

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	1.20	12,000.00	14,400.00	14,400							

REVIEW DATE 03/28/2023 BY KS Total Acres: 0.54 Total Land Value: 14,400 Market: 0 Agricultural: 0 Common: 14,400 PRINTED 11/17/2026 BY SYS