

COMM NE COR OF NW1/4, S 37.06 FT
CR-242, W 473.86 FT FOR POB, S 1
FT, N APPROX 171.46 FT, E 163.50

PORRAS JENNIFER L RAZO/CAMPBELL DANIEL J
137 SW RAINBOW CT
LAKE CITY, FL 32024

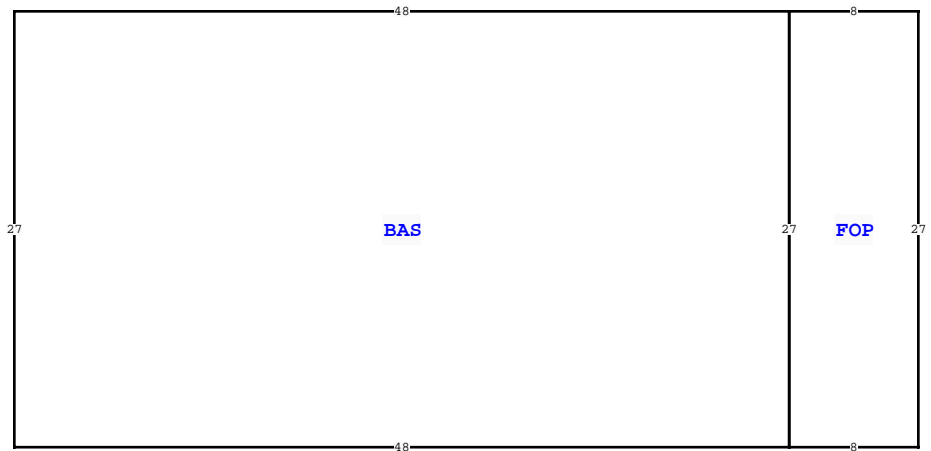
2026

27-4S-16-03215-013



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
31	VINYL SID 100				
03	GABLE/HIP 100				
14	PREFIN MT 100				
05	DRYWALL 100				
14	CARPET 90				
08	SHT VINYL 10				
03	CENTRAL 100				
04	AIR DUCTED 100				
3	100				
2	100				
1.	1. 100				
01	CONV 100				
0	100				
02	02 100				
01	01 100				
03	03				
0200	MOBILE HOME				
			01		
27416.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100		1,296	29,704
FOP	216	35		76	1,742
TOTALS	1,512			1,372	31,446

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,372	95.4990	57.30	78,616	1995	1995	0	0	60.00	40.00
1 MOBILE HME 0% - 2024 Heated Area: 1296 HX Base Yr											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		31,446	
TOTAL MARKET OB/XF VALUE		10,764	
TOTAL LAND VALUE - MARKET		46,980	
TOTAL MARKET VALUE		89,190	
SOH/AGL Deduction		7,753	
ASSESSED VALUE		81,437	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		81,437	
TOTAL JUST VALUE		89,190	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		85,275	
LAND:1:1: ADJ 4; IRREGULAR PARCEL			
XFOB:1:1: RICHWOOD NOBILITY MH/SERIAL #N40457			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049465	Roof Replacement	5,800	03/20/2024
8759	M H	125	08/23/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1493/1	6/16/2023	WD Q	Q	I	01	75,000
GRANTOR: HOCHSTRASSER FREDERIC						
GRANTEE: PORRAS JENNIFER L R						
1485/2065	2/16/2023	WD U	U	I	11	100
GRANTOR: HOCHSTRASSER FREDERIC						
GRANTEE: HOCHSTRASSER FREDER						

EXTRA FEATURES																	
L N	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	0060	CARPORT F	0	0	0	0	288.00	UT	5.00	5.00	60	1994	1994	3	60	864	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	
5	0296	SHED METAL	0	0	10	18	1.00	UT	0.00	0.00	100	2019	2019	3	100	2,500	

TOTAL OB/XF											
10,764											
137 SW RAINBOW CT, LAKE CITY											
BLD DATE		LGL DATE		04/22/2026		MLU					
XF DATE		LAND DATE									
INC DATE		AG DATE									

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W48 S27 E48 N27 \$											
FOP=[ORIG=0,27] E8 N27 W8 S27 \$											

LAND DESCRIPTION																								
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	0102	C	SFR/MH	0		A-1	0.00	0.00	5.22	AC		1.00	1.00	0.75	12,000.00	9,000.00	46,980							