LOT 25 SHADY ACRES S/D.

495-118, 658-688, LE 698-211,

SMITH LORRIE B/SMITH HOPE ANN
169 SW PRECISION LOOP
LAKE CITY, FL 32025

2026

27-4S-16-03216-025

BUILDING CHARACTERISTICS

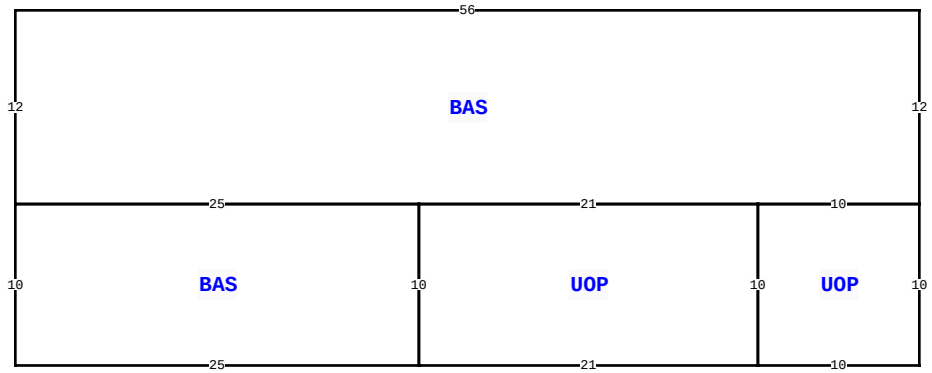
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	01	NONE 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	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 01
NEIGHBORHOOD/LOC	27416.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	250	100		250	5,665
BAS	672	100		672	15,228
UOP	100	25		25	566
UOP	210	25		52	1,178
TOTALS	1,232			999	22,637

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	999	94.4100	56.65	56,593	1971	1971	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2021 Heated Area: 922 HX Base Yr



169 SW PRECISION LOOP, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	22,637
TOTAL MARKET OB/XF VALUE	7,300
TOTAL LAND VALUE - MARKET	23,000
TOTAL MARKET VALUE	52,937
SOH/AGL Deduction	6,526
ASSESSED VALUE	46,411
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	46,411
TOTAL JUST VALUE	52,937
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	52,937

XFOB:1:1: FLEETWOOD M H

LAND:1:1: LOT 25 SHADY ACS. 1.03 ACS.

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1409/1255	4/07/2020	WD	U	I	11	100
GRANTOR: LORRIE B SMITH						
GRANTEE: LORRIE B SMITH & HO						
0658/0688	5/12/1987	WD	Q	V		3,500
GRANTOR: DICKS RODNEY &						
GRANTEE: BONDERENKO MAE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S12 BAS= S10 E25 N10 W25$ E25 UOP= S10 E21 N10 W21$ E21 UOP= S10 E10 N10 W10$ E10 N12$.

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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
2	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	1995	1995	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	

LAND DESCRIPTION

TOTAL OB/XF 7,300

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	0102	C	SFR/MH	0		A-1	150.00	300.00	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000							

REVIEW DATE 07/17/2019 BY KR Total Acres: 1.03 Total Land Value: 23,000 Market: 0 Agricultural: 0 Common: 23,000 PRINTED 06/08/2026 BY SYS