LOT 39 SHADOW WOOD S/D UNIT 2.
756-1532, 768-1737, 888-1446, 97

SAULS TRACY R/SAULS WILLIAM EUGENE JR
432 SE STARDUST PL
LAKE CITY, FL 32024

2027

27-6S-17-09784-139

BUILDING CHARACTERISTICS

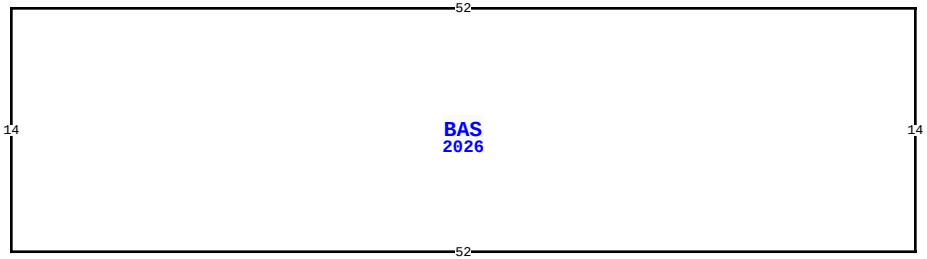
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	27617.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	728	100	2026	728	35,876
TOTALS	728			728	35,876

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	728	112.0000	89.60	65,229	1992	1992	0	0	0	45.00	55.00

1 MANUF 1 0% - 2026 Heated Area: 728 HX Base Yr



324 SE STARDUST PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	35,876
TOTAL MARKET OB/XF VALUE	8,000
TOTAL LAND VALUE - MARKET	48,945
TOTAL MARKET VALUE	92,821
SOH/AGL Deduction	10,942
ASSESSED VALUE	81,879
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	81,879
TOTAL JUST VALUE	92,821
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	93,269

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052660	Mobile Home		03/21/2025
000052590	Right-of-Way Acce		03/14/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1511/94	3/25/2024	WD	U	I	11	100
GRANTOR: SAULS TRACY R (F/K/A						
GRANTEE: SAULS TRACY R						
1507/952	2/02/2024	WD	P	I	98	100
GRANTOR: SAULS TRACY R FKA TRA						
GRANTEE: SAULS TRACY R						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2026;ORIG=0,-10] W52 S14 E52 N14 $
.

LAND DESCRIPTION

TOTAL OB/XF 8,000

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		00	0.00	0.00	5.02	AC		1.00	1.00	0.75	13,000.00	9,750.00	48,945							

REVIEW DATE 05/01/2026 BY robin Total Acres: 5.02 Total Land Value: 48,945 Market: 0 Agricultural: 0 Common: 48,945 PRINTED 11/17/2026 BY SYS