COMM AT NW COR OF SEC, RUN E ALO
30.11 FT TO W R/W LINE US-441, S
ALONG R/W 947.78 FT FOR POB, CON

BARTHOLOW JOHN C
13398 N US HWY 441
LAKE CITY, FL 32055

2027

28-1S-17-04574-001

BUILDING CHARACTERISTICS

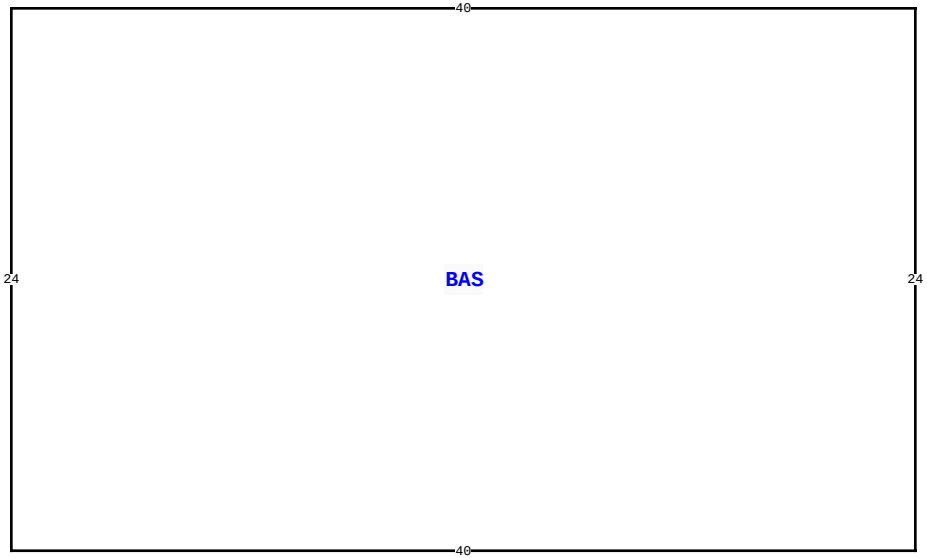
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	28117.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	55,931
TOTALS	960			960	55,931

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	960	113.9000	105.93	101,693	1985	1985	0	0	0	45.00	55.00

2 MANUF 1 100% - 2014 Heated Area: 960 HX Base Yr 2014



13398 N US HIGHWAY 441 , LAKE CITY

BLD DATE		LGL DATE	05/11/2026 MLU
XF DATE		LAND DATE	
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	0031	BARN,MT AE	0	100	30	60	1,800.00	UT	10.00	10.00	80	2003	2003	3	80	14,400	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		55,931
TOTAL MARKET OB/XF VALUE		21,400
TOTAL LAND VALUE - MARKET		45,000
TOTAL MARKET VALUE		122,331
SOH/AGL Deduction		64,402
ASSESSED VALUE		57,929
TOTAL EXEMPTION VALUE	HX HB WR	37,929
BASE TAXABLE VALUE		20,000
TOTAL JUST VALUE		122,331
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		122,933

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30635	M H	607	12/04/2012

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1233/1972	4/27/2012	WD	Q	I	01	45,000
GRANTOR: JUSTIN L & MICHELLE L						
GRANTEE: JOHN C BARTHOLOW						
1002/1902	12/12/2003	WD	Q	V	06	100
GRANTOR: WINTON R & LINDA GAIL						
GRANTEE: JUSTIN L THOMAS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S24 E40 N24$.

LAND DESCRIPTION

TOTAL OB/XF 21,400

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	100			0.00	0.00	5.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	45,000							

REVIEW DATE 07/20/2015 BY DF Total Acres: 5.00 Total Land Value: 45,000 Market: 0 Agricultural: 0 Common: 45,000 PRINTED 11/17/2026 BY SYS