PART OF LOT 13 BLOCK B RANCHETTE
OF SW1/4 OF SW1/4 OF NE1/4 OF NE

BRINSON MAMIE
321 NW BATTLE HILL LN
LAKE CITY, FL 32055

2027

28-3S-16-02350-000

BUILDING CHARACTERISTICS

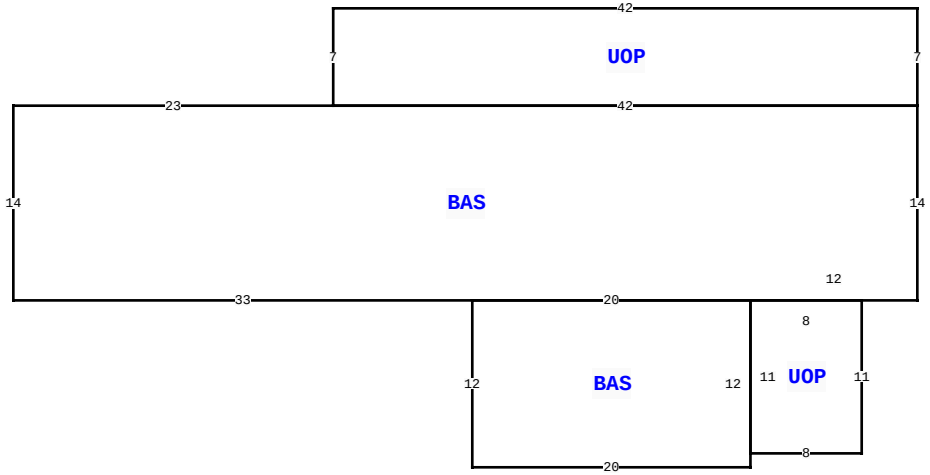
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	0	0 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0202	MOBILE HOME/M HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	28316.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	240	100		240	4,500
BAS	910	100		910	17,061
UOP	88	25		22	412
UOP	294	25		74	1,387
TOTALS	1,532			1,246	23,360

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,246	78.1200	46.87	58,400	1984	1984	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 1150 HX Base Yr



321 NW BATTLE HILL LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2022 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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	200	
2	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	100	
5	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	100	
6	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	100	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	33,998
TOTAL MARKET OB/XF VALUE	7,700
TOTAL LAND VALUE - MARKET	14,375
TOTAL MARKET VALUE	56,073
SOH/AGL Deduction	0
ASSESSED VALUE	56,073
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	56,073
TOTAL JUST VALUE	56,073
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	56,073

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0757/1102	2/28/1992	WD	U	V	12	6,600
GRANTOR: RONALD HARRY						
GRANTEE: MAMIE BRINSON						
0647/0749	3/25/1988	WD	Q	V		8,800
GRANTOR: TOWNSEND MATTIE LOU						
GRANTEE: HARRY RONALD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 S14 E33 BAS= S12 E20 N12 W20$ E20 UOP= S11 E8 N11 W8$ E12 N14 UOP= N7 W42 S7 E42$ W42$.

LAND DESCRIPTION

TOTAL OB/XF 7,700

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	1.25	AC		1.00	1.00	1.00	11,500.00	11,500.00	14,375							

REVIEW DATE 03/08/2023 BY KS Total Acres: 1.25 Total Land Value: 14,375 Market: 0 Agricultural: 0 Common: 14,375 PRINTED 11/17/2026 BY SYS

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OF SW1/4 OF SW1/4 OF NE1/4 OF NE

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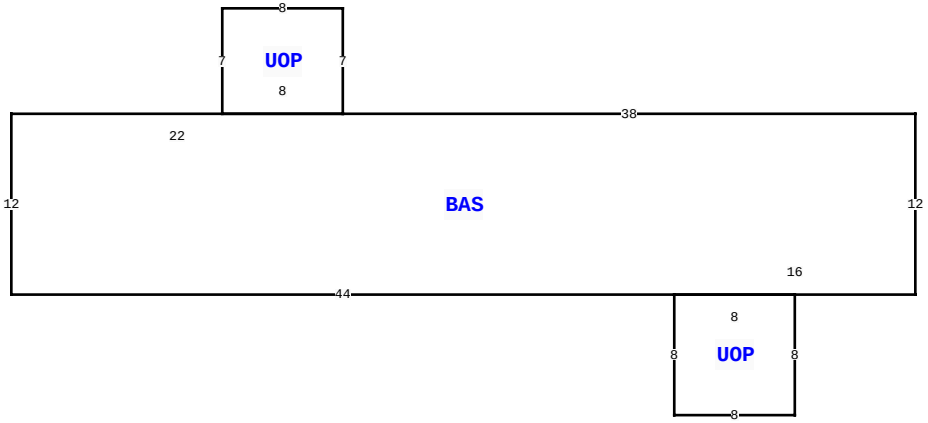
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Stories	0	0 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0202	MOBILE HOME/M HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	28316.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	720	100		720	10,212
UOP	56	25		14	198
UOP	64	25		16	227
TOTALS	840			750	10,638

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	750	59.1000	35.46	26,595	1973	1973	0	0	0	60.00	40.00

2 MOBILE HME 0% - 0 Heated Area: 720 HX Base Yr



321 NW BATTLE HILL LN, LAKE CITY

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EXTRA FEATURES

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COLUMBIA COUNTY PROPERTY

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TOTAL MARKET VALUE	56,073
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ASSESSED VALUE	56,073
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	56,073
TOTAL JUST VALUE	56,073
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	56,073

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

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GRANTOR: TOWNSEND MATTIE LOU						
GRANTEE: HARRY RONALD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W38 UOP= N7 W8 S7 E8$ W22 S12 E44 UOP= S8 E8 N8 W8$ E16 N12$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

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