COMM INTERS E R/W BROWN RD & N L OF SE1/4, RUN E 300 FT FOR POB, FT, S 200 FT, W 400 FT, N 200 FT

GREENE JOHN C SR/GREENE LAUREL E
195 NW MCGLEW LN
LAKE CITY, FL 32055

2027

28-3S-16-02376-002

BUILDING CHARACTERISTICS

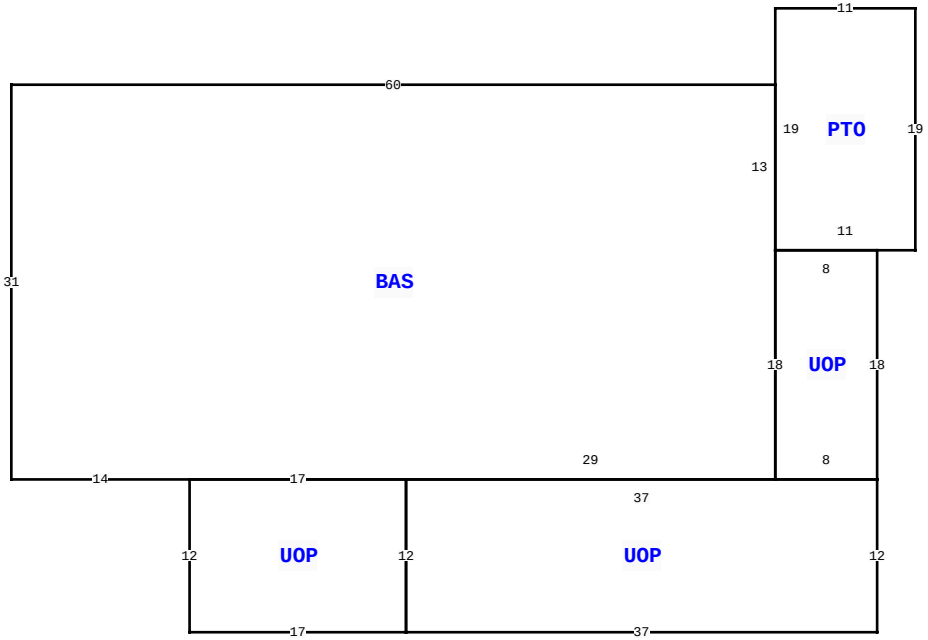
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	28316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,860	100		1,860	110,269
PTO	209	5		10	593
UOP	144	25		36	2,134
UOP	204	25		51	3,023
UOP	444	25		111	6,581
TOTALS	2,861			2,068	122,600

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,068	115.9000	107.79	222,910	1997	1997	0	0	0	45.00	55.00

1 MANUF 1 0% - 2026 Heated Area: 1860 HX Base Yr



208 NW MCGLEW LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	122,600
TOTAL MARKET OB/XF VALUE	34,502
TOTAL LAND VALUE - MARKET	24,940
TOTAL MARKET VALUE	182,042
SOH/AGL Deduction	0
ASSESSED VALUE	182,042
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	182,042
TOTAL JUST VALUE	182,042
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	183,362

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37501	PUMP/UTPOL	50	11/30/2018
26803	M H	560	02/28/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1540/2600	10/29/2025	QC	U	I	11	100
GRANTOR: GREENE SUSAN D						
GRANTEE: GREENE JOHN C						
1540/870	5/12/2025	QC	U	I	11	100
GRANTOR: GREENE SUSAN D						
GRANTEE: GREEN JOHN C SR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S31 E14 UOP= S12 E17 N12 W17$ E17 UOP= S12 E37 N12 W37$ E29 UOP= E8 N18 W8 S18$ N18 PTO= E11 N19 W11 S19$ N13$.

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	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100	2026	2025		100	3,000	
2	0294	SHED WOOD/	0	0	12	16	1.00	UT	1,000.00	1,000.00	100	2026	2025		100	1,000	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	0	12	16	1.00	UT	1,000.00	1,000.00	100	2026	2025		100	1,000	
5	0294	SHED WOOD/	0	0	24	32	768.00	UT	14.00	14.00	100	2008	2008	3	100	10,752	
6	0166	CONC,PAVMT	0	0	0	0	1.00	UT	800.00	800.00	100	2026	2025		100	800	
7	0166	CONC,PAVMT	0	0	18	25	450.00	UT	3.00	3.00	100	2008	2008	3	100	1,350	
8	0020	BARN,FR	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	7,600	
9	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	
10	0060	CARPORT F	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 34,502

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			0.00	0.00	1.50	AC		1.00	1.00	1.00	13,000.00	13,000.00	19,500							
2	9901	C	AC/XFOB	0			0.00	0.00	0.34	AC		1.00	1.00	1.00	16,000.00	16,000.00	5,440							

REVIEW DATE 06/11/2025 BY RP Total Acres: 1.84 Total Land Value: 24,940 Market: 0 Agricultural: 0 Common: 24,940 PRINTED 11/17/2026 BY SYS