

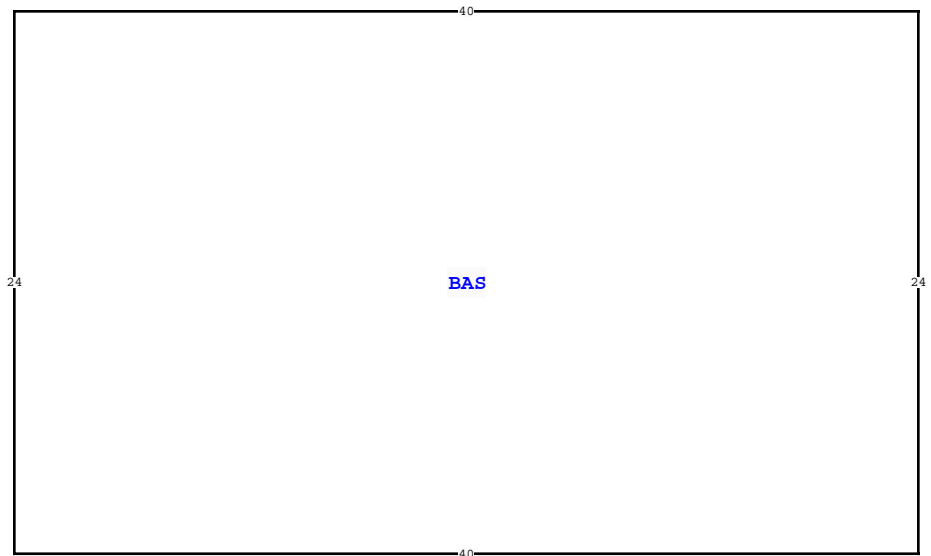
LOT 13 BLOCK 3 CAROLYN HEIGHTS S  
305-42, 352-364, 390-53, 429-359

DAVIS CHRIS L  
427 NW ALACHUA AVE  
LAKE CITY, FL 32055

**2026**

28-3S-17-05739-001  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	100
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	07
NEIGHBORHOOD/LOC	28317.040 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	960	100	
TOTALS	960		20,390

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	0%	0	70.80	67,968	1993	1993	10	0	60.00	30.00
Heated Area: 960			HX Base Yr								
											
TOTALS	960		960								20,390

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 2				Tax Dist:		
BUILDING MARKET VALUE				20,390		
TOTAL MARKET OB/XF VALUE				3,450		
TOTAL LAND VALUE - MARKET				8,400		
TOTAL MARKET VALUE				32,240		
SOH/AGL Deduction				1,704		
ASSESSED VALUE				30,536		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				30,536		
TOTAL JUST VALUE				32,240		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				32,240		
SALE:1:1: LOT 13, BLOCK 3, CAROLYN HEIGHTS S/D						
XFOB:1:1: EAGL MH						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1085/1940	6/01/2006	WD	Q	I		36,500
GRANTOR: GERALD E CORBETT						
GRANTEE: CHRIS L DAVIS						
1070/2625	1/06/2006	WD	Q	I	01	4,000
GRANTOR: ALBERT HOWARD SR						
GRANTEE: CORBETT						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W40 S24 E40 N24\$.						

EXTRA FEATURES																	
L N	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	1993	1993	3	100	400	
2	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION												TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	8,400.00	8,400.00	8,400							