COMM NE COR OF SW1/4 OF SW1/4, E
S 12 DEG W 31 FT, FOR POB, N 87
FT, SW 308.69 FT, SE 132.87 FT,

TURNER TIANA/TURNER DANIEL
371 SE CHEDDAR CT
LAKE CITY, FL 32025

2027

28-3S-17-11951-001

BUILDING CHARACTERISTICS

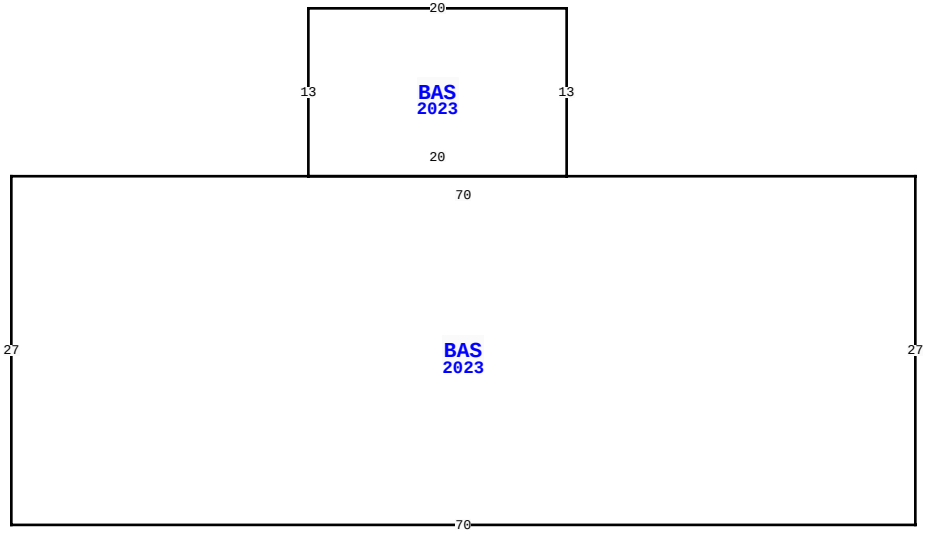
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
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 07
NEIGHBORHOOD/LOC		830317.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	260	100	2023	260	13,842
BAS	1,890	100	2023	1,890	100,624
TOTALS	2,150			2,150	114,466

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	2,150	121.0000	96.80	208,120	1998	1998	0	0	0	45.00	55.00

1 MANUF 1 0% - 2023 Heated Area: 2150 HX Base Yr



1110 NE FAMU LN, LAKE CITY

BLD DATE		LGL DATE	
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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2023	2022		100	1,200	
2	0081	DECKING WI	0	0	0	0	1.00	UT	800.00	800.00	100	2023	2022		100	800	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	114,466
TOTAL MARKET OB/XF VALUE	2,000
TOTAL LAND VALUE - MARKET	6,534
TOTAL MARKET VALUE	123,000
SOH/AGL Deduction	0
ASSESSED VALUE	123,000
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	123,000
TOTAL JUST VALUE	123,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	124,431

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2022-000001	TRIPLE WIDE		

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1459/749	2/11/2022	QC	U	V	11	100
GRANTOR: TURNER TIANA						
GRANTEE: TURNER TIANA						
1457/1844	1/26/2022	QC	P	V	98	100
GRANTOR: TURNER TIANA						
GRANTEE: TURNER TIANA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=20,27] E70 S27 W70 N27 $
BAS=[YR=2023;ORIG=43,14] E20 S13 W20 N13 $
.

LAND DESCRIPTION

TOTAL OB/XF 2,000

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			0.00	0.00	43,560.00	SF		1.00	1.00	0.30	0.50	0.15	6,534							

REVIEW DATE 06/01/2022 BY JB Total Acres: 1.00 Total Land Value: 6,534 Market: 0 Agricultural: 0 Common: 6,534 PRINTED 11/17/2026 BY SYS