

COMM INTERS OF S LINE OF N1/2  
OF NE1/4 OF SE1/4 OF SEC & E  
R/W OF US HWY 41, E ALONG S

SCHNEIDERS CHRISTOPHER DAVID  
414 SE SCHNEIDERS GLN  
LAKE CITY, FL 32025

**2026**

28-4S-17-08825-000  
PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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 Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	28417.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,800	100	
TOTALS	1,800		1,800 149,577

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
2	MANUF	1	100% - 2015																				
Heated Area: 1800						HX Base Yr 2015																	
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>05/06/2026</td> <td>MLU</td> </tr> </tbody> </table>												BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					05/06/2026	MLU
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				05/06/2026	MLU																		

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			149,577
TOTAL MARKET OB/XF VALUE			7,000
TOTAL LAND VALUE - MARKET			60,320
TOTAL MARKET VALUE			216,897
SOH/AGL Deduction			109,716
ASSESSED VALUE			107,181
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			55,770
TOTAL JUST VALUE			216,897
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			205,654

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31780	M H	595	03/03/2014
13436	M H	125	12/19/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1274/1354	5/02/2014	WD	U	V	11	100
GRANTOR: BILLIE SUE WALKER & E						
GRANTEE: CHRISTOPHER D SCHNE						
1266/2183	11/09/2013	WD	U	V	11	100
GRANTOR: BILLIE SUE WALKER & E						
GRANTEE: CHRISTOPHER D SCHNE						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W60 S30 E60 N30\$.	

EXTRA FEATURES																			
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON								
1	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100									
<table border="1"> <thead> <tr> <th>Q</th> <th>% COND</th> <th>OB/XF MKT VALUE</th> <th>NOTES</th> </tr> </thead> <tbody> <tr> <td>3</td> <td>100</td> <td>7,000</td> <td></td> </tr> </tbody> </table>												Q	% COND	OB/XF MKT VALUE	NOTES	3	100	7,000	
Q	% COND	OB/XF MKT VALUE	NOTES																
3	100	7,000																	

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	0200	C	MBL HM	100		A-1	0.00	0.00	4.64	AC		1.00	1.00	1.00	13,000.00	13,000.00	60,320							