COMM AT NE COR OF NE1/4 OF
NW1/4, RUN W 329.67 FT FOR
POB, CONT W 329.60 FT, SOUTH

SLANKER BRIAN L
141 NW TAYLOR MCGEE PLACE
LAKE CITY, FL 32055

2027

29-2S-17-04787-002

BUILDING CHARACTERISTICS

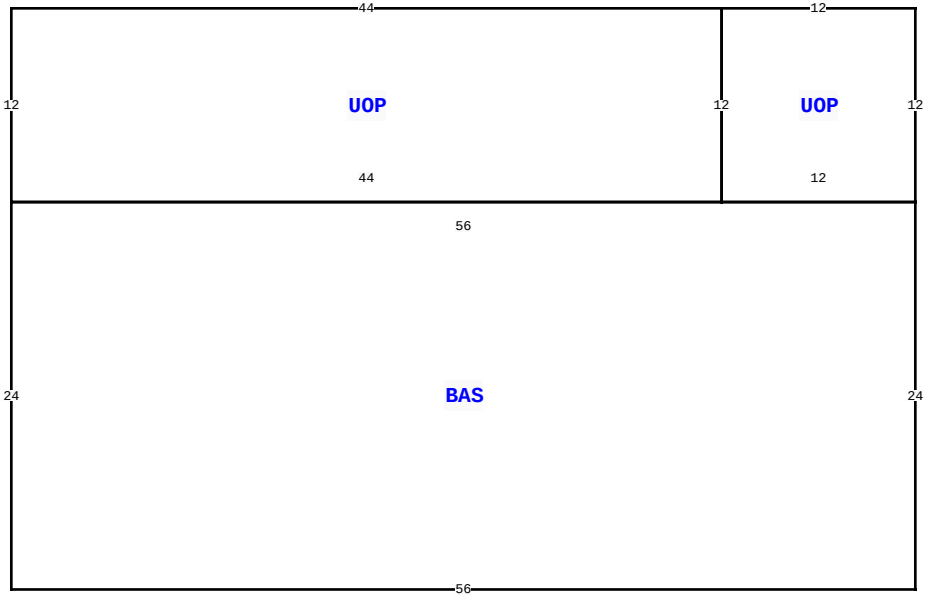
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	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 03
NEIGHBORHOOD/LOC	29217.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100		1,344	32,578
UOP	144	25		36	873
UOP	528	25		132	3,200
TOTALS	2,016			1,512	36,651

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,512	101.0000	60.60	91,627	1977	1977	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 1344 HX Base Yr



446 NW MERSHON ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/11/2026 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	0296	SHED METAL	0	0	8	10	80.00	UT	5.00	5.00	50	1993	1993	3	50	200	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	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	28	30	840.00	UT	9.00	9.00	50	2010	2010	3	50	3,780	
5	0040	BARN,POLE	0	0	20	32	640.00	UT	2.50	2.50	100	2010	2010	3	100	1,600	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	36,651
TOTAL MARKET OB/XF VALUE	12,780
TOTAL LAND VALUE - MARKET	61,520
TOTAL MARKET VALUE	110,951
SOH/AGL Deduction	25,683
ASSESSED VALUE	85,268
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	85,268
TOTAL JUST VALUE	110,951
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	110,951

SALE:3:1: 10 ACRES - GREEN BELT

XFOB:1:1: CONCORD ID#3377479319A & B

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047334	Electrical Servic	0	05/31/2023
39871	RECONNECT	0	06/03/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1298/1303	7/21/2015	WD	U	I	11	0
GRANTOR: ANGELA GUNN & DARRELL						
GRANTEE: BRIAN L SLANKER						
1298/0647	7/21/2015	WD	Q	I	01	60,000
GRANTOR: ANGELA GUNN & DARRELL						
GRANTEE: BRIAN L SLANKER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S24 E56 N24$ UOP= N12 W12 UOP= W44 S12 E44 N12$ S12 E12$.

LAND DESCRIPTION

TOTAL OB/XF 12,780

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	0102	C	SFR/MH	0		A-1	0.00	0.00	7.69	AC		1.00	1.00	1.00	8,000.00	8,000.00	61,520							

REVIEW DATE 12/02/2024 BY SYS Total Acres: 7.69 Total Land Value: 61,520 Market: 0 Agricultural: 0 Common: 61,520 PRINTED 11/17/2026 BY SYS