LOT 4 A C MILTON TRACT ALSO DESC
COMM SE COR OF SW1/4, RUN S 39.7
FT FOR POB, NW 639.79 FT, E 756.

MCCALLISTER CURTIS H JR/MCCALLISTER LISA
240 SW POP POP COURT
LAKE CITY, FL 32024

2027

29-5S-17-09475-104

BUILDING CHARACTERISTICS

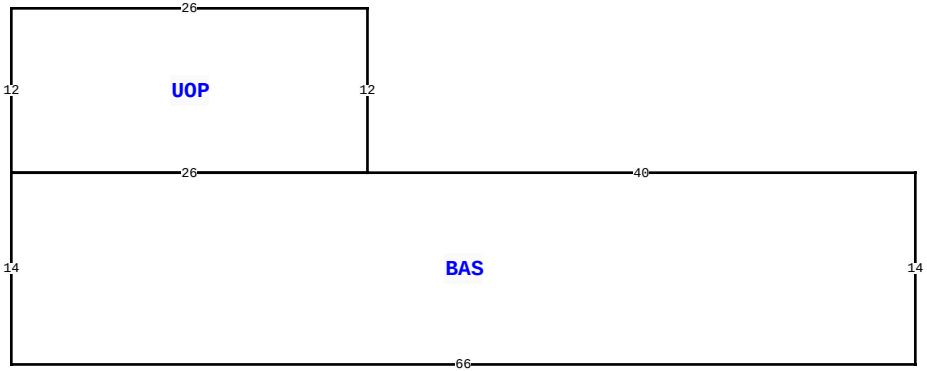
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	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 02
NEIGHBORHOOD/LOC	32517.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	24,593
UOP	312	25		78	2,076
TOTALS	1,236			1,002	26,669

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,002	110.9000	66.54	66,673	1995	1995	0	0	0	60.00	40.00

1 MOBILE HME 100% - 1999 Heated Area: 924 HX Base Yr 1999



240 SW POP POP CT, LAKE CITY

BLD DATE		LGL DATE	05/06/2026 MLU
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	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	750	
2	0255	MBL HOME S	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		26,669
TOTAL MARKET OB/XF VALUE		15,250
TOTAL LAND VALUE - MARKET		110,110
TOTAL MARKET VALUE		152,029
SOH/AGL Deduction		71,669
ASSESSED VALUE		80,360
TOTAL EXEMPTION VALUE	HX HB	41,630
BASE TAXABLE VALUE		38,730
TOTAL JUST VALUE		152,029
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		152,029

LAND:3:1: 2ND MH

SALE:2:1: 10.01 AC

LAND:2:1: 10.01 AC'S TOTAL:9.01 AC'S AE/Y:1 AC AE/

SALE:1:1: FAMILY TRANSACTION

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0853/0802	2/04/1998	WD	Q	V	03	12,000
GRANTOR: CURTIS SR & GRACE MCC						
GRANTEE: CURTIS JR & LISA MC						
0816/1995	1/01/1996	WD	U	V	31	26,500
GRANTOR: SUBRANDY LIMITED PART						
GRANTEE: CURTIS H & GRACE MC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 UOP= N12 W26 S12 E26$ W26 S14 E66 N14$.

LAND DESCRIPTION

TOTAL OB/XF 15,250

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	100		A-1	0.00	0.00	9.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,110							
2	0102	C	SFR/MH	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							

REVIEW DATE 09/18/2017 BY BC Total Acres: 10.01 Total Land Value: 110,110 Market: 0 Agricultural: 0 Common: 110,110 PRINTED 11/17/2026 BY SYS