

S1/2 OF W1/2 OF E1/2 OF  
NE1/4 OF NW1/4 & S1/2 OF E1/2  
OF E1/2 OF W1/2 OF NE1/4 OF

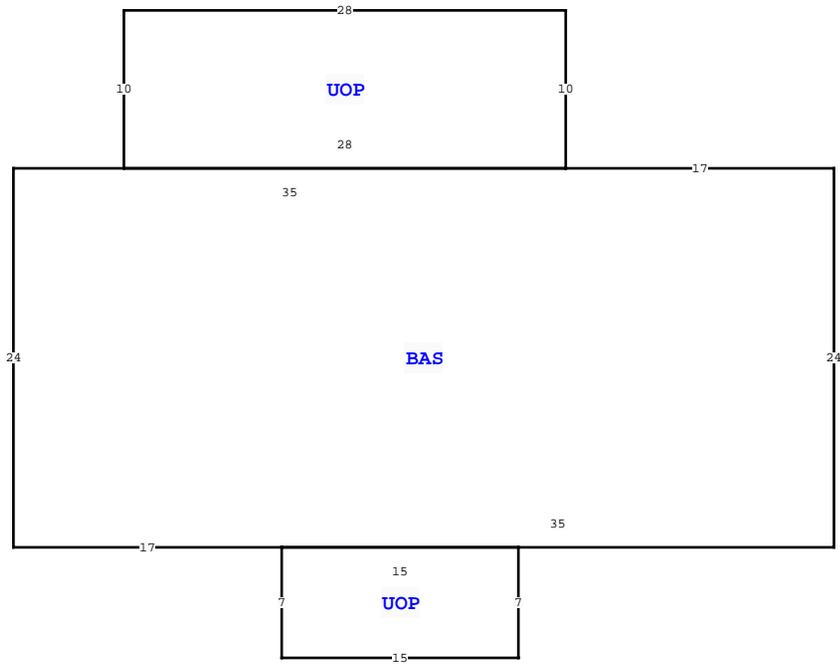
WALKER JUNE  
283 NW PINECONE CT  
LAKE CITY, FL 32055

**2026**

30-2S-16-01788-006  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 90	
Interior Floor	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	
Architectural	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	30216.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,248	100	
UOP	105	25	
UOP	280	25	
TOTALS	1,633		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2	MOBILE HME	100% - 0		73.65	98,986	1985	1985		0	0	60.00	40.00	
Heated Area: 1248 HX Base Yr													



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				39,594	
TOTAL MARKET OB/XF VALUE				10,950	
TOTAL LAND VALUE - MARKET				40,880	
TOTAL MARKET VALUE				91,424	
SOH/AGL Deduction				49,671	
ASSESSED VALUE				41,753	
TOTAL EXEMPTION VALUE				HX HB SX WX 41,753	
BASE TAXABLE VALUE				0	
TOTAL JUST VALUE				91,424	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				89,537	
XFOB:5:1: VEGA MH					
XFOB:4:1: PALMHARBOR MH					
LAND:4:1: MULTI-USE					
BLDG:3:1: TIFF MH					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1281/2295	9/22/2014	QC	U	I	11	100
GRANTOR: KATHY MARIE FARIS & S						
GRANTEE: KEVIN MARK WALKER						
1137/0898	12/29/2006	QC	Q	I	01	100
GRANTOR: RUFUS M & D JUNE WALK						
GRANTEE: KATHY MARIE FARIS &						

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	0021	BARN,FR AE	0	100	0	0	UT	0.00	0.00	100	0	0	3	100	2,000	
2	0296	SHED METAL	0	0	8	8	UT	0.00	0.00	100	0	0	3	100	300	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	0	0	UT	0.00	0.00	100	2005	2005	3	100	400	
5	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
6	0040	BARN,POLE	0	100	0	0	UT	0.00	0.00	100	2013	2013	3	100	50	

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	DPH 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		00	0.00	0.00	3.50	AC		1.00	1.00	1.00	7,000.00	7,000.00	24,500							
2	0200	C	MBL HM	100		00	0.00	0.00	2.34	AC		1.00	1.00	1.00	7,000.00	7,000.00	16,380							

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/15/2025	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W17 UOP= N10 W28 S10 E28\$ W35 S24 E17 UOP= S7 E15 N7 W15\$ E35 N24\$.	