SW COR OF SW1/4 OF NW1/4, RUN E
15.92 FT FOR POB, CONT N 419.72
FT TO E R/W CR-135, S 420.23 FT,

HOWD NATALIE GRACE
310 NW NOEGEL RD
LAKE CITY, FL 32055

2027

30-3S-16-02399-000

BUILDING CHARACTERISTICS

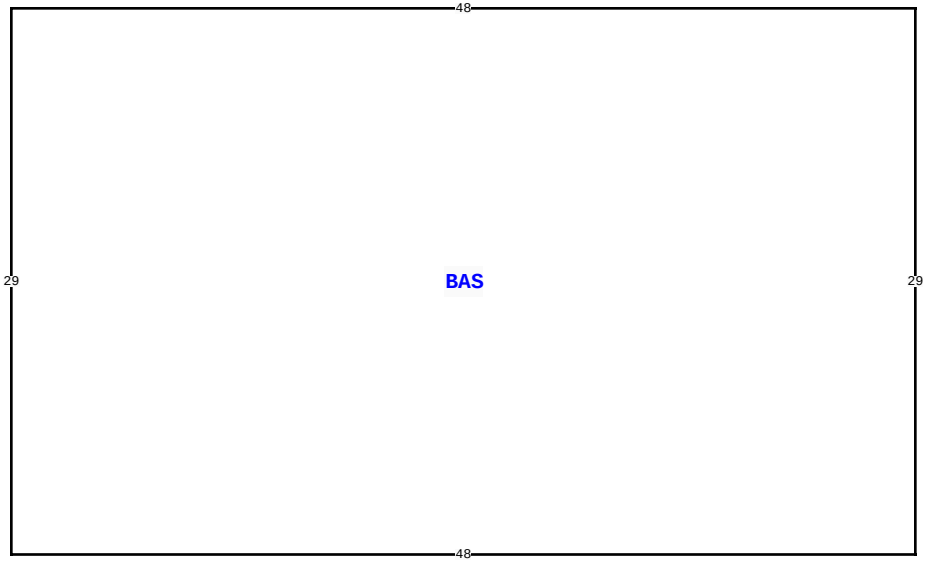
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		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 01
NEIGHBORHOOD/LOC	30316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,392	100		1,392	141,262
TOTALS	1,392			1,392	141,262

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0211	02	1,392	112.5000	109.12	151,895	2021	2021	0	0	0	7.00	93.00

1 MODULAR 2 100% - 2022 Heated Area: 1392 HX Base Yr 2022



310 NW NOEGEL RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/16/2026 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	0251	LEAN TO W/	0	100	12	16	193.00	UT	1.50	1.50	100	2000	2000	3	100	290	
2	0263	PRCH,USP	0	100	13	20	1.00	UT	975.00	975.00	100	2021	2020		100	975	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0255	MBL HOME S	0	100	15	28	420.00	UT	10.00	10.00	100	2021	2020		100	4,200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		141,262
TOTAL MARKET OB/XF VALUE		12,465
TOTAL LAND VALUE - MARKET		20,400
TOTAL MARKET VALUE		174,127
SOH/AGL Deduction		46,992
ASSESSED VALUE		127,135
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		75,724
TOTAL JUST VALUE		174,127
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		174,127

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40779	M H	0	10/23/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1439/1284	6/17/2021	WD	U	I	30	150,000
GRANTOR: HOWD GERALD						
GRANTEE: HOWD NATALIE GRACE						
1311/2252	3/21/2016	PB	U	I	11	0
GRANTOR: PROBATE DIVISION						
GRANTEE: GERALD HOWD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=19,16] E48 S29 W48 N29 $
.

LAND DESCRIPTION

TOTAL OB/XF 12,465

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	100		00	0.00	0.00	1.02	AC		1.00	1.00	1.00	20,000.00	20,000.00	20,400							

REVIEW DATE 03/16/2021 BY JB Total Acres: 1.02 Total Land Value: 20,400 Market: 0 Agricultural: 0 Common: 20,400 PRINTED 11/18/2026 BY SYS