

COMM SE COR OF SW1/4 OF SEC 30 &
W 1555.64 FT, THENCE N 20 DG W 3
POB, CONT N 20 DG W 181.41 FT, T

WALTON BRIAN KEITH
977 SE HIGH FALLS RD
LAKE CITY, FL 32025

2026

30-4S-18-10513-012


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 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
Units		0	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	1418.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,404	100	
TOTALS	1,404		132,021

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	1	100% - 2020									
				Heated Area: 1404				HX Base Yr	2020			

52

27

BAS

27

52

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			132,021
TOTAL MARKET OB/XF VALUE			25,956
TOTAL LAND VALUE - MARKET			35,035
TOTAL MARKET VALUE			193,012
SOH/AGL Deduction			59,723
ASSESSED VALUE			133,289
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			81,878
TOTAL JUST VALUE			193,012
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			194,781

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33686	STORAGE	115	01/08/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1269/2244	2/17/2014	WD	Q	V	01	28,000
GRANTOR: LARRY W & ESTHER D SE						
1019/2482	6/19/2004	WD	Q	V		31,700
GRANTOR: J L DICKS						
GRANTEE: LARRY W & ESTHER D						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/11/2025	MLU

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	0294	SHED WOOD/	0	100	12	32		9.00	9.00	100	2016	2016	3	100	3,456	
2	0031	BARN, MT AE	0	100	30	40		15,500.00	15,500.00	100	2021	2020	1	100	15,500	
3	9945	Well/Sept	0	100	0	0		7,000.00	7,000.00	100			3	100	7,000	
TOTAL OB/XF 25,956																

BUILDING DIMENSIONS
BAS= W52 S27 E52 N27S.

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		A-1	0.00	0.00	10.01	AC		1.00	1.00	0.50	7,000.00	3,500.00	35,035							