

COMM NW COR OF NE1/4 OF SE1/4,
 RUN E 200 FT FOR POB, CONT E
 665 FT, S 76.67 FT TO N R/W

CHILDS CHARLES R/CHILDS BARBARA S
 1863 SE EBENEZER RD
 LAKE CITY, FL 32025

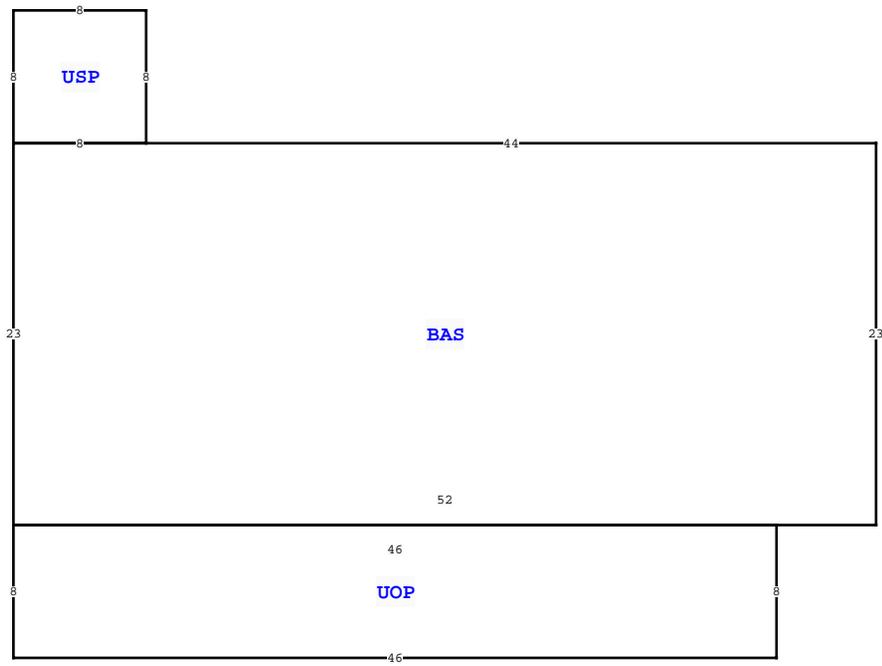
2026

31-4S-18-10519-235



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	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	04
NEIGHBORHOOD/LOC	1418.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,196	100	
UOP	368	25	
USP	64	35	
TOTALS	1,628		
TOTALS		1,310	37,068

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% - 1999		70.74	92,669	1993	1993	0	0	60.00	40.00
Heated Area: 1196 HX Base Yr 1999											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			37,068
TOTAL MARKET OB/XF VALUE			19,050
TOTAL LAND VALUE - MARKET			20,900
TOTAL MARKET VALUE			77,018
SOH/AGL Deduction			36,971
ASSESSED VALUE			40,047
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			15,047
TOTAL JUST VALUE			77,018
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			77,018

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28894	M H	348	09/28/2010
12508	M H	125	05/12/1997
6763	M H	60	01/19/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0294	SHED WOOD/	0	100	0	0	2.00	UT	200.00	200.00	100
2	0251	LEAN TO W/	0	100	0	0	1.00	UT	0.00	0.00	100
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100
4	0296	SHED METAL	0	100	0	0	1.00	UT	500.00	500.00	50
5	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100
7	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100
8	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100
9	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100
10	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100

TOTAL OB/XF												18,750			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T				
1	0200	C	MBL HM	100		00	0.00	0.00	1.90	AC	1.00				

BUILDING NOTES

BUILDING DIMENSIONS
 BAS= W44 USP= N8 W8 S8E8 \$ W8 S23 UOP= S8 E46 N8 W46 \$ E52 N23\$.

LAND DESCRIPTION												TOTAL OB/XF				18,750			
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1	0200	C	MBL HM	100		00	0.00	0.00	1.90	AC	1.00								

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																						VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 37,068 TOTAL MARKET OB/XF VALUE 19,050 TOTAL LAND VALUE - MARKET 20,900 TOTAL MARKET VALUE 77,018 SOH/AGL Deduction 36,971 ASSESSED VALUE 40,047 TOTAL EXEMPTION VALUE HX HB 25,000 BASE TAXABLE VALUE 15,047 TOTAL JUST VALUE 77,018 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 77,018									
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	TOT ADJ AREA	SUBAREA MARKET VALUE											PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE CD															
TOTALS										BLD DATE										LGL DATE 04/29/2025 MLU											
EXTRA FEATURES										XF DATE										INC DATE											
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	BUILDING NOTES														
11	0040	BARN, POLE	0 100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	300		BUILDING DIMENSIONS														
LAND DESCRIPTION										TOTAL OB/XF 300																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
REVIEW DATE 09/25/2015 BY DF Total Acres: 1.90 Total Land Value: 20,900 Market: 0 Agricultural: 0 Common: 20,900 PRINTED 03/24/2026 BY SYS																															