

(AKA LOT 5 PINE FOREST UNREC). C
 OF SE1/4, RUN E 248.36 FT, N 524
 POB, CONT N 516.04 FT, E 843.8 F

ROBERTS BARBARA JEAN/ALBRITTON LARRY WILLIAM
 811 SW CANTALOUPE AVE
 LAKE CITY, FL 32024

2026

31-5S-16-03744-405


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
03	BELOW AVG. 100				
03	GABLE/HIP 100				
01	MINIMUM 100				
04	PLYWOOD 100				
14	CARPET 90				
08	SHT VINYL 10				
02	WINDOW 100				
03	FORCED AIR 100				
2	100				
2	100				
1.	1. 100				
01	CONV 100				
0	100				
04	04				
0200	MOBILE HOME				
			02		
		31516.040	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	720	100		720	13,239
TOTALS	720			720	13,239

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0801	02	720	80.6550	45.97	33,098	1985	1985	0	0	60.00	40.00	
1 MH/NOTITLE		50% - 2018		Heated Area: 720				HX Base Yr 2018				
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <div style="border: 1px solid black; width: 80%; height: 80%; display: flex; align-items: center; justify-content: center;"> BAS </div> </div>												
BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE		
						05/06/2026		MLU				

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		13,239	
TOTAL MARKET OB/XF VALUE		8,500	
TOTAL LAND VALUE - MARKET		100,100	
TOTAL MARKET VALUE		121,839	
SOH/AGL Deduction		55,537	
ASSESSED VALUE		66,302	
TOTAL EXEMPTION VALUE		HA HAB DX 30,000	
BASE TAXABLE VALUE		36,302	
TOTAL JUST VALUE		121,839	
NCON VALUE		800	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		100,556	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27420	TR/TRAILER	139	10/10/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1303/2417	11/04/2015	QC	U	I	30	100
GRANTOR: BARBARA JEAN ROBERTS						
GRANTEE: BARBARA JEAN ROBERT						
1303/1283	7/29/2015	QC	U	I	11	100
GRANTOR: MANUEL SOTO						
GRANTEE: BARBARA JEAN ROBERT						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W60 S12 E60 N12\$.	

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	0285	SALVAGE	0	50	0	0	1.00	UT	0.00	100	2008	2008	3	100	500	
2	0261	PRCH, UOP	0	50	0	0	1.00	UT	0.00	100	2020	2020	3	100	200	
3	9945	Well/Sept	0	50	0	0	1.00	UT	7,000.00	100			3	100	7,000	
4	0020	BARN, FR	0	100	0	0	1.00	UT	800.00	100	2026	2025		100	800	

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	50		A-1	0.00	0.00	10.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	100,100							