

PARCEL #4-B YOUNG ACRES S/D UNRE
 COMM NW COR OF SW1/4 OF NE1/4, R
 S 372.68 FT, E 60 FT, S 392.65 F

FUENTES RAFAEL
 343 SW REGIMENT PL
 LAKE CITY, FL 32024

2026

31-5S-17-09467-104



| 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 | 80 |
| Interior Floor | 13 | LAM/VNLPLK | 20 |
| Air Condition | 03 | CENTRAL | 100 |
| Heating Type | 04 | AIR DUCTED | 100 |
| Bedrooms | | 3 | 100 |
| Bathrooms | | 2 | 100 |
| Stories | 1. | 1. | 100 |
| Architectual | 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 | | | 02 |
| NEIGHBORHOOD/LOC | 31517.030 1.00/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,836 | 100 | |
| FOP | 320 | 35 | |
| TOTALS | 2,156 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | | | | | | | | | | | |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------|-----------|-------------|----------------|----------------|-----------------|------|------|------|-------|--------|----------|---------|----------|----------|-----------|---------|--|--|--|------------|--|-----|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | | | | | | | | | | | |
| 2 | MANUF | 2 | 100% - 2024 | | 215,780 | 2001 | 2001 | 0 | 0 | 45.00 | 55.00 | | | | | | | | | | | | |
| Heated Area: 1836 | | | | | | HX Base Yr 2024 | | | | | | | | | | | | | | | | | |
| <div style="border: 1px solid black; padding: 10px; margin: 10px;"> <p style="text-align: center; color: blue;">BAS</p> <p style="text-align: center; color: blue;">FOP</p> </div> | | | | | | | | | | | | | | | | | | | | | | | |
| <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>05/06/2026</td> <td></td> <td>MLU</td> </tr> </tbody> </table> | | | | | | | | | | | | BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE | AG DATE | | | | 05/06/2026 | | MLU |
| 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 | | 118,679 | |
| TOTAL MARKET OB/XF VALUE | | 9,350 | |
| TOTAL LAND VALUE - MARKET | | 68,770 | |
| TOTAL MARKET VALUE | | 196,799 | |
| SOH/AGL Deduction | | 12,061 | |
| ASSESSED VALUE | | 184,738 | |
| TOTAL EXEMPTION VALUE | | 51,411 | |
| BASE TAXABLE VALUE | | 133,327 | |
| TOTAL JUST VALUE | | 196,799 | |
| NCON VALUE | | 0 | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | 183,383 | |
| SALE:3:1: PRCL #4B YOUNG ACRES | | | |
| PRMT:1:1: CORNEAL | | | |
| SALE:1:1: WELL/SEPTIC INCLUDED | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
| 17962 | M H | 125 | 02/22/2001 |
| 17268 | M H | 125 | 11/08/2000 |
| 12379 | M H | 125 | 04/08/1997 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1405/1666 | 1/08/2020 | WD | Q | I | 01 | 126,000 |
| GRANTOR: ALFRED JR & TINA MARI | | | | | | |
| GRANTEE: RAFAEL FUENTES | | | | | | |
| 1087/0045 | 6/16/2006 | WD | Q | I | | 124,000 |
| GRANTOR: LESLIE ROGERS | | | | | | |
| GRANTEE: ALFRED JR & TINA MA | | | | | | |

| EXTRA FEATURES | | | | | | | | | | | |
|----------------|------------|-------------|---------|-----|---|-------|------|-------|----------------|-----------|---------|
| L N | OB/XF CODE | DESCRIPTION | BLD CAP | L | W | UNITS | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| 1 | 0190 | FPLC PF | 0 | 100 | 0 | 0 | 1.00 | UT | 1,200.00 | 100 | 2003 |
| 2 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 2013 |
| 3 | 9945 | Well/Sept | 0 | 100 | 0 | 0 | 1.00 | UT | 7,000.00 | 100 | |
| 4 | 0070 | CARPORT UF | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 2017 |
| TOTALS | | | | | | | | | | | |

| 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 | 5.29 | AC | | 1.00 | 1.00 | 1.00 | 13,000.00 | 13,000.00 | 68,770 | | | | | | | |