

COMM NW COR OF NE1/4 OF NE1/4, R
E R/W US-441 CONT E 296.58 FT FO
FT, E 333.25 FT, N 1314.44 FT TO

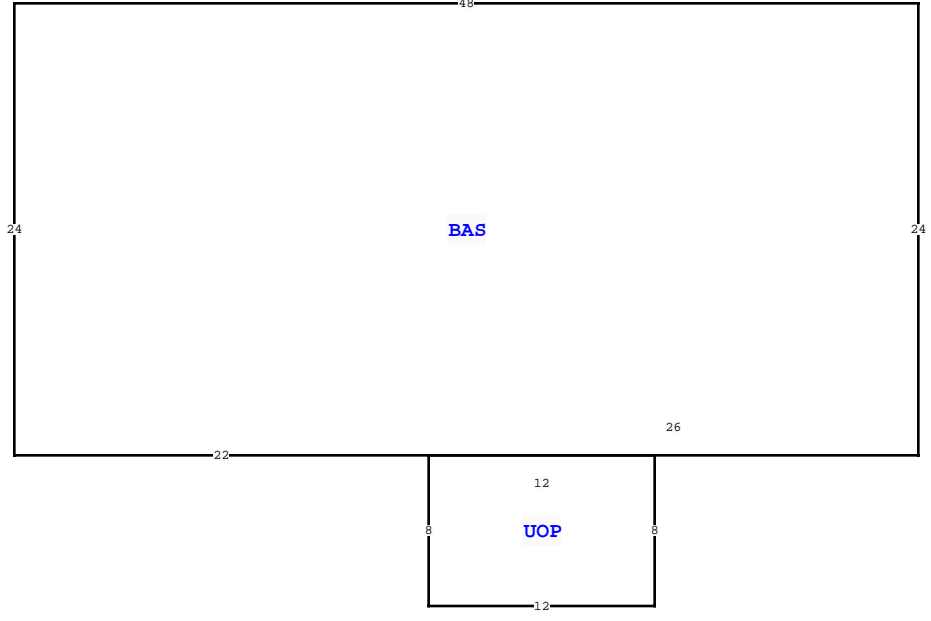
PIERCE ALPHONSO/PIERCE ANNETTE
176 NE CHRISTIE ST
LAKE CITY, FL 32055

2026

32-2S-17-04816-001
VALUATION SUMMARY

ELEMENT		CD	CONSTRUCTION		
Exterior Wall	31	VINYL SID	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR 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		03	
NEIGHBORHOOD/LOC	32217.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100		1,152	32,044
UOP	96	25		24	668
TOTALS	1,248			1,176	32,712

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	1998		81,779	1997	1997	0	0	60.00	40.00
				Heated Area: 1152			HX Base Yr 1998				



VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		32,712
TOTAL MARKET OB/XF VALUE		9,100
TOTAL LAND VALUE - MARKET		64,750
TOTAL MARKET VALUE		106,562
SOH/AGL Deduction		53,092
ASSESSED VALUE		53,470
TOTAL EXEMPTION VALUE	HX HB	28,120
BASE TAXABLE VALUE		25,350
TOTAL JUST VALUE		106,562
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		94,487

PERMIT NUM	DESCRIPTION	AMT	ISSUED
13267	M H	125	11/04/1997
10749	SFR	175	02/13/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0794/0042	8/03/1994	WD	Q	V		10,000

GRANTOR: ELIZABETH THOMAS
GRANTEE: ALPHONSO & ANNETTE

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/12/2026	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W48 S24 E22UOP= S8 E12 N8 W12S E26 N24S.	

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2010	2010	3	100	200	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2015	2015	3	100	300	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2015	2015	3	100	1,600	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	

LAND DESCRIPTION																								
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
1	0200	C	MBL HM	100		A-1	0.00	0.00	8.05	AC		1.00	1.00	1.00	8,000.00	8,000.00	64,400							
2	9600	C	WASTELAND	0		00	0.00	0.00	2.00	AC		1.00	1.00	1.00	175.00	175.00	350							