BEG SW COR OF SW1/4 OF NW1/4, E
FT, W 315 FT, S 150 FT TO POB EX

ANEN GEORGE WILLIAM JR/ANEN DONNA JEAN
1229 NW QUEEN RD
LAKE CITY, FL 32055

2027

33-2S-16-01816-002

BUILDING CHARACTERISTICS

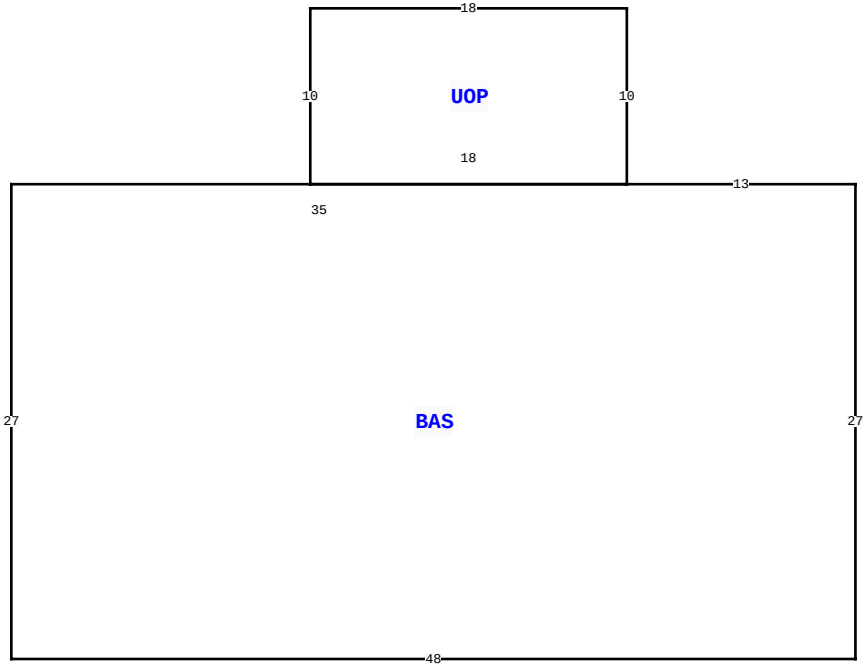
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
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		MKT AREA 03
NEIGHBORHOOD/LOC	33216.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100		1,296	80,675
UOP	180	25		45	2,801
TOTALS	1,476			1,341	83,476

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	1,341	117.9000	113.18	151,774	1999	2005	0	0	0	45.00	55.00

2 MANUF 2 100% - 2024 Heated Area: 1296 HX Base Yr 2024



1229 NW QUEEN RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

EXTRA FEATURES

LN	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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1999	1999	3	100	1,200	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	100	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	3,500	
5	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	83,476
TOTAL MARKET OB/XF VALUE	12,000
TOTAL LAND VALUE - MARKET	18,000
TOTAL MARKET VALUE	113,476
SOH/AGL Deduction	0
ASSESSED VALUE	113,476
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	62,065
TOTAL JUST VALUE	113,476
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	114,346

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046099	Roof Replacement	7,500	12/14/2022
15120	M H	125	02/22/1999
12098	M H	125	01/31/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1486/138	3/08/2023	WD	Q	I	01	124,000
GRANTOR: JOHNSON MICHAEL SHANE						
GRANTEE: ANEN GEORGE WILLIAM						
1386/1511	6/13/2019	QC	U	I	11	100
GRANTOR: BOBBI JO WITT/BOBBI J						
GRANTEE: MICHAEL SHANE JOHNS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W13 UOP= N10 W18 S10 E18$ W35 S27 E48 N27$.

LAND DESCRIPTION

TOTAL OB/XF 12,000

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

REVIEW DATE 04/05/2023 BY ME Total Acres: 1.00 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/17/2026 BY SYS